

Key: 7024

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.186

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
TORRES RUBEN & KATLENE JM 16 OLD FARM RD E BRIDGEWATER, MA 02333				106-17-3-0				16 OLD FARM RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Certs)				
TORRES RUBEN & KATLENE JM				11/12/2014	F	334,000	44932-211				
TORRES RUBEN & KATLENE				10/29/2014	QS	334,000	44886-146				
DECKERT ARTHUR T TR				12/13/2006	A	100	33818-282				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
950	05/16/2007	51	FIELD REVIEW		05/28/2015	PW	100	100
		6	CYCL GROWTH		11/18/2014	PW	0	0
		6	CYCL GROWTH		07/08/2014	LF	0	0
		8	POOL				0	0
		6	CYCL GROWTH		05/09/2006		0	0

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 4	1.00	100	1.00	100	1.00	100	1.00	4	1.20	225,600
300	A	1,147 4	1.00	100	1.00	100	1.00	100	1.00	ELP	1.00	6,540

TOTAL	2.147 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4		N O T E	LOT 3 PLAN 02-282/ UTILITY ESMT		LAND	232,100	194,100
Inf1	FACTOR 100			LAND BUILDING	278,400	243,300		
Inf2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
				TOTAL	510,500	437,400		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

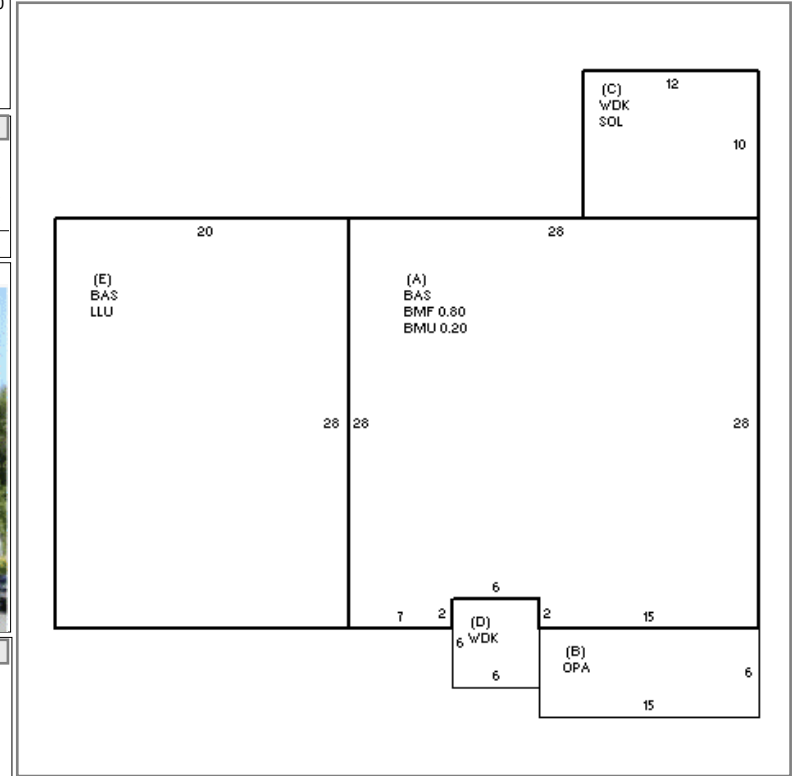
PHOTO 11/18/2015



BLDG COMMENTS  
Functional obsolescence due to front porch addition no front open windows

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/28/2015	PW
MODEL	1		RESIDENTIAL	LIST	12/31/2003	EST
STYLE	2	1.05	RAISED RANCH [100%]	REVIEW	5/10/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	361,550
NET AREA	1,452	DETAIL ADJ	1.081	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	154		42.16	6,493		
\$NLA(RCN)	\$249	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BMF	N	BSMT FINISH-SEP	618		59.29	36,642		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,332	2003	182.66	243,304		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	90		42.70	3,843		
				FLOOR COVER	99	N/A	1.00	C	SOL	L	SOL/ 3 SEASON	120	2003	109.73	13,167		
				INT FINISH	99	N/A	1.00	+	WDK	N	WOOD DECK	156		31.60	4,930		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	E	LLU	N	LOWER LEVEL UNF	560		67.53	37,816		
				FUEL SOURCE	1	OIL	1.00		BMG	O	BSMT GARAGE	2		2,063.00	4,126		
				ARPUD	0		1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE 2003 / 18	
COND	18 18 %
FUNC	5
ECON	0
DEPR	23 % GD 77
RCNLD	\$278,400