

Key: 7115

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.225

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
CLANCY NADIA & PAUL E JR 113 LEAF LN E BRIDGEWATER, MA 02333				56-9-12-0				113 LEAF LN				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
CLANCY NADIA & PAUL E JR				04/13/2016	A	1 46802-290						
CLANCY PAUL E JR				07/18/2007	A	1 34826-324						
CHARPENTIER-CLANCY CARLIN				05/30/2006	A	1 32754-324						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	38,447 4	1.00	100	1.00	225,600	1.11	100	1.00	4	1.20	220,310

LAND

TOTAL	38,463 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	NOTE			LAND	220,300	183,700
Inf1	FACTOR 100		BUILDING	424,400	378,900		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL						644,700	562,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

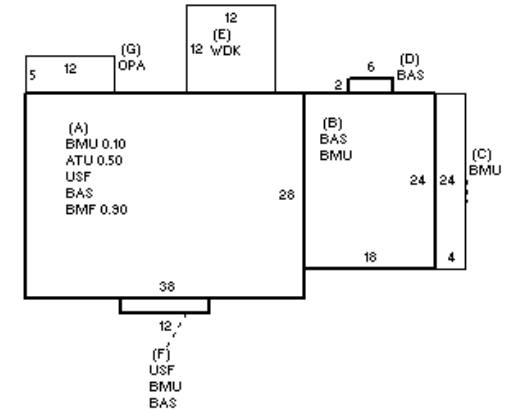
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/23/2015	PW
MODEL	1		RESIDENTIAL	LIST	4/1/2005	EST
STYLE	5	0.95	COLONIAL [100%]	REVIEW	5/10/2013	ER
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	2005	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	505,228
NET AREA	2,620	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMF	N	BSMT FINISH-SEP	958		51.14	48,990		
\$NLA(RCN)	\$193	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	1,088	2005	142.73	155,286		
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	532		31.82	16,926		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BMU	N	BSMT UNFINISHED	658		36.36	23,926		
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	1,532	2005	157.06	240,619		
				INT FINISH	99	N/A	1.00	E	WDK	N	WOOD DECK	144		33.18	4,778		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	G	OPA	N	OPEN PORCH	60		44.84	2,690		
				FUEL SOURCE	99	N/A	1.00		BMG	O	BSMT GARAGE	2		2,166.15	4,332		
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

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 %
BP-20-529	10/23/2020	3	ALTERATIONS	28,000			0 0
		51	FIELD REVIEW		04/23/2015	PW	0 0
		51	FIELD REVIEW		04/01/2015	JL	0 0
1858	01/24/2014	3	ALTERATIONS	19,000		SLB	100 100
		6	CYCL GROWTH		09/03/2013	LF	0 0



CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE 2005 / 16	
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$424,400