

Key: 7144

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.247

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
RODEO DR NOMINEE TRUST S/O KANE CATHERINE & THOMAS 33 RODEO DR E BRIDGEWATER, MA 02333				81-34-63-0				33 RODEO DR				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
KANE CATHERINE & THOMAS				09/01/2022	QS	385,000	57197-101					
RODEO DR NOMINEE TRUST				09/24/2008	A	1	36382-160					
THOMAS ANN M				02/25/2008	A	1	35638-260					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,919 1	1.00	100	1.00	122,200	4.60	100	1.00	8	0.65	102,200

LAND

TOTAL	7,919 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 1	NOTE			LAND	102,200	93,000
Inf1	FACTOR 100				BUILDING	270,300	249,100
Inf2	PHY 100				DETACHED	0	0
					OTHER	0	0
					<b>TOTAL</b>	<b>372,500</b>	<b>342,100</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								09/15/2021



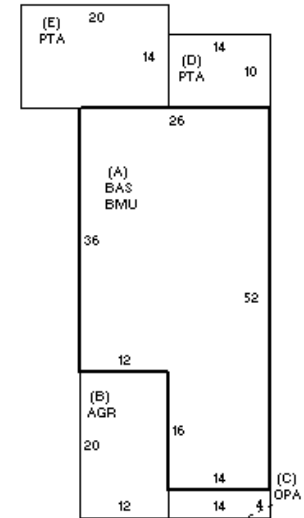
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/10/2021	SD
MODEL	1		RESIDENTIAL	LIST	9/10/2021	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	5/10/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	325,634
NET AREA	1,160	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,160		37.34	43,311		
\$NLA(RCN)	\$281	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	1,160	2004	211.36	245,182		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	240		89.23	21,414		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	56		42.70	2,391		
				FLOOR COVER	99	N/A	1.00	+	PTA	N	PATIO	420		12.50	5,250		
				INT FINISH	99	N/A	1.00	GFP	O	O	GAS FIREPLACE	1		4,584.00	4,584		
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	2	GAS	1.00										
				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	%
2253	10/27/2014	99	OTHER		02/11/2022	SD	0	0
		6	CYCL GROWTH		09/10/2021	SD	0	0
		3	ALTERATIONS	600			0	0
		6	CYCL GROWTH		06/24/2013		0	0
384	02/23/2004	1	NEW CONST	115,000	11/19/2004	SLB	100	100



BLDG COMMENTS

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE 2004 / 17	
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$270,300