

Key: 7209

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.311

LEGAL

CURRENT OWNER			PARCEL ID			LOCATION		
PETERSON GORAN & ROSEMARY 23 HEMLOCK DR E. BRIDGEWATER, MA 02333			70-5-27-0			23 HEMLOCK DR		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		
PETERSON GORAN & ROSEMARY			06/15/2005	F	100	30718-343		
PETERSON GORAN C & ROSEMA			03/15/2005	QS	282,170	30150-049		
MEROLA RONALD R &			07/01/2002	B	1	22369-211		

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
3237	04/27/2017	3	ALTERATIONS					0
		6	CYCL GROWTH		03/16/2017	PW		0
		6	CYCL GROWTH		06/17/2015	SD		0
	08/30/2012	6	CYCL GROWTH					0
		6	CYCL GROWTH		01/01/2006			0

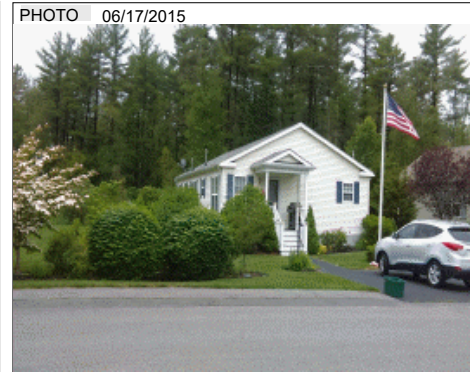
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh		NOTE			LAND	0	0
Infl1					BUILDING	374,000	348,400
Infl2					DETACHED	0	0
					OTHER	0	0
					TOTAL	374,000	348,400

DETACHED

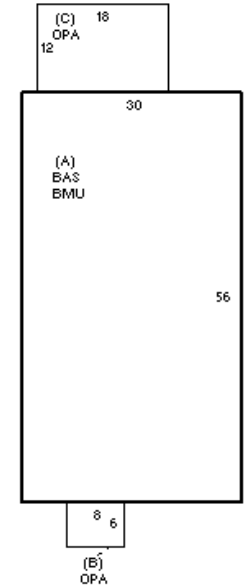
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
External obsolescence due to location of sewer extraction site 5%

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/16/2017	PW
MODEL	10		CONDO	LIST		
STYLE	12	1.00	FREE STANDING [100%]	REVIEW	5/13/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	2005	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	415,589
NET AREA	1,680	DETAIL ADJ	1.193	COMPLEX	23	MEADOW BROOK	1.17	A	BMU	N	BSMT UNFINISHED	1,680		21.50	36,120		
\$NLA(RCN)	\$247	OVERALL	1.000	CONDO MODEL	20		1.00	A	BAS	L	BAS AREA	1,680	2005	218.80	367,592		
				VIEW/LOC	3	AVERAGE	1.00	+	OPA	N	OPEN PORCH	264		23.30	6,151		
				HVAC	9	WARM/COOL AIR	1.02										
ROOMS	6		1.00	FUEL SOURCE	99	N/A	1.00										
BEDROOMS	2		1.00	FLOOR LEVEL	1	1ST FLOOR	1.00										
BATHROOMS	2		1.00	FLOOR COVER	99	N/A	1.00										
# 1/2 BATHS	0		1.00	NET ADJ CODE	0		1.00										
TOT FIXTURES	6		\$5,726	ARPUD	0		1.00										
% OWN	1.92		1.00	AFFORDABLE	0		1.00										
																EFF.YR/AGE	2005 / 16
																COND	5 5 %
																FUNC	0
																ECON	5
																DEPR	10 % GD 90
																RCNLD	\$374,000