

Key: 7281

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.346

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CURRENT OWNER				PARCEL ID				LOCATION			
LOMBARDI JOHN S/O RODRIGUEZ FERNANDO & CARM 11 RODEO DR E BRIDGEWATER, MA 02333				81-34-53-0				11 RODEO DR			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
RODRIGUEZ FERNANDO & CARM				09/23/2022	QS	425,000		57265-235			
LOMBARDI JOHN				07/29/2005	QS	268,040		31037-062			
BROWN BUILDERS INC				04/20/2005	B	150,000		30370-311			

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	%
978	04/14/2005	6	CYCL GROWTH		04/28/2020	SD	0	0
		6	CYCL GROWTH		07/01/2013		0	0
		1	NEW CONST	115,000	03/20/2006	CAP	100	100

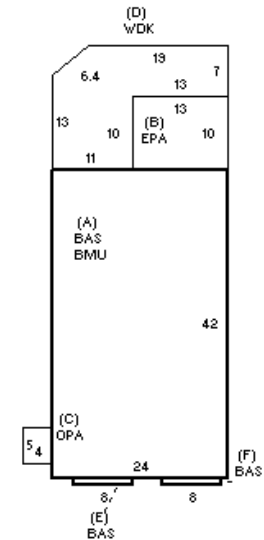
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	7,065	1	1.00	100	1.00	100	1.00	8	0.65		101,720

TOTAL	7,065 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 1	NOTE	LAND	101,700	92,500		
Infl1	FACTOR 100		BUILDING	248,400	231,200		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			<b>TOTAL</b>	<b>350,100</b>	<b>323,700</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/28/2020

BLDG COMMENTS



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BUILDING	CD	ADJ	DESC	MEASURE	4/28/2020	SD
MODEL	1		RESIDENTIAL	LIST	4/28/2020	SD
STYLE	1	1.00	RANCH [100%]	REVIEW	5/13/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2005	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	295.665
NET AREA	1,024	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		38.76	39,070		
\$NLA(RCN)	\$289	OVERALL	1.000	EXT COVER	4	VINYL	1.00	B	EPA	N	ENCLOSED PORCH	130		74.40	9,672		
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	20		42.70	854		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	268		31.60	8,469		
				FLOOR COVER	14	COMB	1.00					1,024	2005	224.10	229,482		
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1		6,017.00	6,017		
				HEATING/COOLING	9	WARM/COOL AIR	1.03		F11	O	FPL 1S 10P						
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD	TOTAL RCN
EXTERIOR		
INTERIOR		
KITCHEN		
BATHS		
HEAT		
ELECT		
EFF.YR/AGE		2005 / 16
COND	16	16 %
FUNC	0	
ECON	0	
DEPR	16	% GD 84
RCNLD		\$248,400