

Key: 7336

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.399


LEGALS

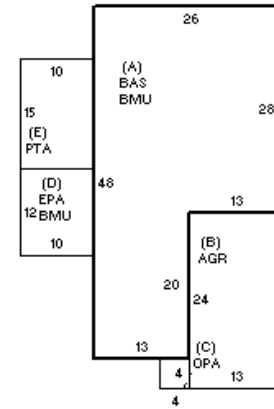
CURRENT OWNER				PARCEL ID				LOCATION				CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD		
BREGOLI KENNETH 2 HARMONY CROSSING E BRIDGEWATER, MA 02333				81-34-20-0				2 HARMONY CROSSING				1010	100	SINGLE FAMILY					1	1 of 1		
				TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)		1526								
				BREGOLI KENNETH				09/07/2018	A	265,000		50266-345		614								
MANTY-BREGOLI FAMILY TRUS				03/06/2008	A	100		35692-156														
MANTY RUSSELL O & VIRGINI				11/02/2006	P	321,475		33621-262														
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE										
100	S	18,056	1	1.00	100	122,200	2.13	100	1.00	8	0.65	107,890										

LAND

TOTAL	18,056 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 1	NOTE			LAND	107,900	98,100
Inf1	FACTOR 100		BUILDING	261,400	243,500		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	369,300	341,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/22/2019
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/21/2019	SD
MODEL	1		RESIDENTIAL	LIST	4/2/2007	EST
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	2006	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	307,558
NET AREA	988	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,108		37.79	41,869		
\$NLA(RCN)	\$311	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	988	2006	228.23	225,491		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	312		80.80	25,210		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	16		42.69	683		
				FLOOR COVER	3	W/W CARPET	1.00	D	EPA	N	ENCLOSED PORCH	120		74.40	8,928		
				INT FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	150		12.50	1,875		
				HEATING/COOLING	9	WARM/COOL AIR	1.03										
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE 2006 / 15	
COND	15 15%
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$261,400