

Key: 7344

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.407

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
WILLIS GERARD B & JANET E 25 HARMONY CROSSING E BRIDGEWATER, MA 02333				81-34-30-0				25 HARMONY CROSSING			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WILLIS GERARD B & JANET E				12/27/2010	P	215,000	39464-84				
BROWN BUILDERS INC				06/04/2007	F	1,356,000	34624-158				
BROWN BUILDERS INC				03/30/2007	B	1,356,000	34322-021				

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	%
3083	10/19/2016	3	ALTERATIONS	1,000	09/05/2017	SLB	100	100
		6	CYCL GROWTH		06/27/2013		0	0
	06/27/2013	6	CYCL GROWTH		10/08/2013	SLB	0	0
834	06/23/2011	7	DETACHED BLD	2,000	05/07/2012		100	100
66	05/06/2009	1	NEW CONST	130,000			100	100

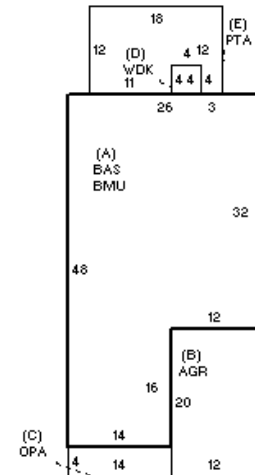
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	7,559 1	1.00	100	1.00	100	1.00	122,200	4.81	100	1.00	8 0.65	102,000

TOTAL	7,559 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 1	NOTE	LAND	102,000	92,800		
Infl1	FACTOR 100		BUILDING	272,100	253,400		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			<b>TOTAL</b>	<b>374,100</b>	<b>346,200</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/5/2017	SLB
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	1.00	RANCH [100%]	REVIEW	5/14/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	2009	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	309,256
NET AREA	1,056	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,056		38.27	40,417		
\$NLA(RCN)	\$293	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	1,056	2009	220.87	233,242		
				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	14	COMB	1.00	D	WDK	N	WOOD DECK	16		31.63	506		
				INT FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	200		12.50	2,500		
				HEATING/COOLING	9	WARM/COOL AIR	1.03		GFP	O	GAS FIREPLACE	1		4,584.00	4,584		
				FUEL SOURCE	2	GAS	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	2009 / 12
																COND	12 12 %
																FUNC	0
																ECON	0
																DEPR	12 % GD 88
																RCNLD	\$272,100