

Key: 7367

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.430

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
PEARSON BRIAN & KERRY 4 FLINT CIRCLE E BRIDGEWATER, MA 02333				64-56-0				4 FLINT CIR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PEARSON BRIAN & KERRY				12/29/2008	QS	375,000	36638-018				
EAST COAST SITE DEVELOPME				12/15/2008	B	135,000	36602-311				
FLINT FARM ESTATES LLC				09/11/2008	A	1	36350-085				

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	%
BP-20-383	08/05/2020	6	CYCL GROWTH		11/24/2020	SD	0	0
976	10/06/2011	3	ALTERATIONS	50,000			0	0
320	02/24/2010	2	ADDITIONS	70,500	04/17/2012		100	100
434	09/15/2008	7	DETACHED BLD	2,600			100	100
		1	NEW CONST	123,500			100	100

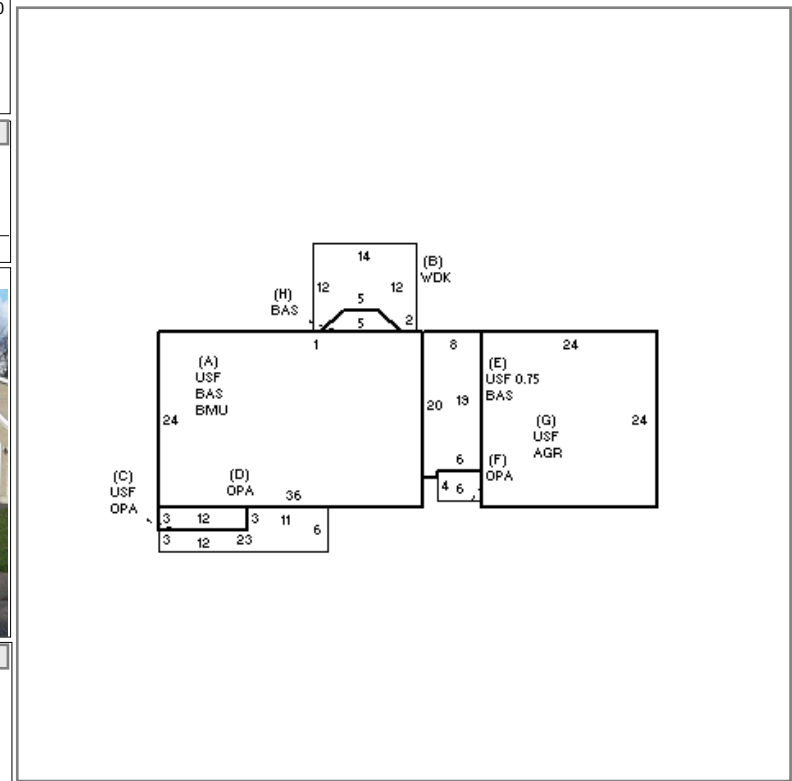
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560 4	1.00	100	1.00	225,600	1.00	100	1.00	4	1.20	225,600
300	A	0.316 4	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00	1,800

TOTAL	1.316 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 4	N O T E	LOT 1		LAND	227,400	189,700
Inf1	FACTOR 100		BUILDING	431,900	385,000		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	659,300	574,700		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/17/2012	CP
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	0.95	COLONIAL [100%]	REVIEW	5/14/2013	ER
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	2009	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	490,762
NET AREA	2,634	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	864		42.63	36,832		
\$NLA(RCN)	\$186	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	USF	L	UPPER STORY FIN	1,592	2009	142.56	226,962		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	144		33.18	4,778		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	162		44.83	7,263		
				FLOOR COVER	13	COMB	1.00	+	BAS	L	BASE AREA	1,042	2009	156.88	163,472		
				INT FINISH	2	DRYWALL	1.00	G	AGR	N	ATT GARAGE	576		71.28	41,056		
				HEATING/COOLING	9	WARM/COOL AIR	1.03		GFP	O	GAS FIREPLACE	1		4,813.20	4,813		
				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	\$431,900
-------	-----------