Key: 790

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 678

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BALLARD STEVEN G & LAUREEN A **33 MELISSA CIR** **E BRIDGEWATER, MA 02333**	**17-44-0**	**33 MELISSA CIR**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BALLARD STEVEN G & LAUREE	10/17/1986	QS		7201-002

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	**100**	**SINGLE FAMILY**		**1**	**1 of 1**

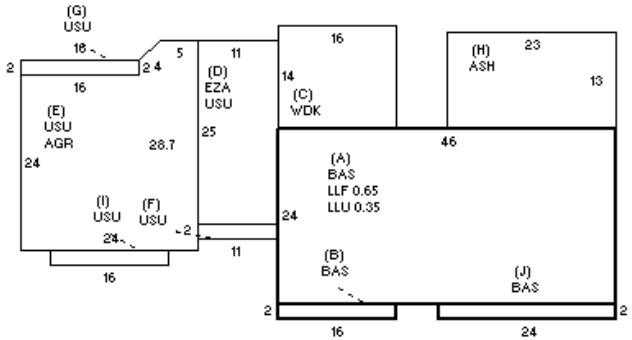
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
BP-19-337	09/16/2019	3	ALTERATIONS	10,000			0	0
		6	CYCL GROWTH		02/18/2014	SLB	0	0
		6	CYCL GROWTH		04/04/2012		0	0
		6	CYCL GROWTH		04/20/2006		0	0
1827	08/03/2001	2	ADDITIONS	40,000	04/15/2003	KB	0	60

LAND

CD	T	AC/SF/UN	Ngh		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	43,560	4	1.00	100	1.00	100	1.00	225,600	1.00	100	1.00	4	1.20			225,600
300	A	0.890	4	1.00	100	1.00	100	1.00	5,700	1.00	100	1.00	ELP	1.00			5,070

TOTAL	1.890 Acres	ZONING		FRNT	0
Ngh	RES 4	NOTE	T 14616		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	230,700	192,700
BUILDING	317,000	277,100
DETACHED	11,400	10,800
OTHER	0	0
TOTAL	**559,100**	**480,600**



DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	A	1.00	10	0.90		2001	648	19.48	11,400

PHOTO 12/16/2014

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	1.05	RAISED RANCH [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	2/18/2014	SLB
LIST	4/15/2003	KB
REVIEW	3/20/2013	ER

YEAR BLT	1986	SIZE ADJ	1.000
NET AREA	1,184	DETAIL ADJ	1.071
$NLA(RCN)	$362	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	9	$6,555
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	1	OIL	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLU	N	LOWER LEVEL UNF	386		57.32	22,124
A	LLF	N	LOWER LEVEL FIN	718		110.98	79,686
+	BAS	L	BASE AREA	1,184	1986	155.04	183,565
C	WDK	N	WOOD DECK	224		31.60	7,078
+	USU	N	UPPER STORY UNF	971		62.12	60,321
D	EZA	N	ENCL BREEZEWAY	275		61.70	16,968
E	AGR	N	ATT GARAGE	610		67.04	40,895
H	ASH	N	ATT SHED	299		14.60	4,365
	F21	O	FPL 2S 1OP	1		6,819.00	6,819

TOTAL RCN	428,376
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1986 / 35	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD		$317,000