

Key: 879

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 735

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|-----------------|--|--|--|
| FREESTONE CHARLES S III & GUEST MARY 793 PLYMOUTH ST E BRIDGEWATER, MA 02333 | | | | 19-16-0 | | | | 793 PLYMOUTH ST | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| FREESTONE CHARLES S III & MORRILL ELIZABETH A | | | | 11/14/2012 | QS | 314,900 | 42236-339 | | | | |
| MORRILL THOMAS E & ELIZAB | | | | 05/21/1976 | QS | | 4162-677 | | | | |
| | | | | 05/20/1976 | QS | | 4162-677 | | | | |

| 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 | % |
| | | 6 | CYCL GROWTH | | 03/23/2020 | SD | 0 | 0 |
| | | 6 | CYCL GROWTH | | 12/19/2012 | LFF | 0 | 0 |

| CD | T | AC/SF/UN | Ngh | Infl1 | Infl2 | ADJ BASE | SAF | Infl3 | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|-----|-------|-------|----------|-----|-------|-----|------|------------|-----------|
| 100 | S | 22,000 | 7 | 1.00 | 100 | 1.00 | 100 | 1.00 | 7 | 0.95 | | 160,920 |

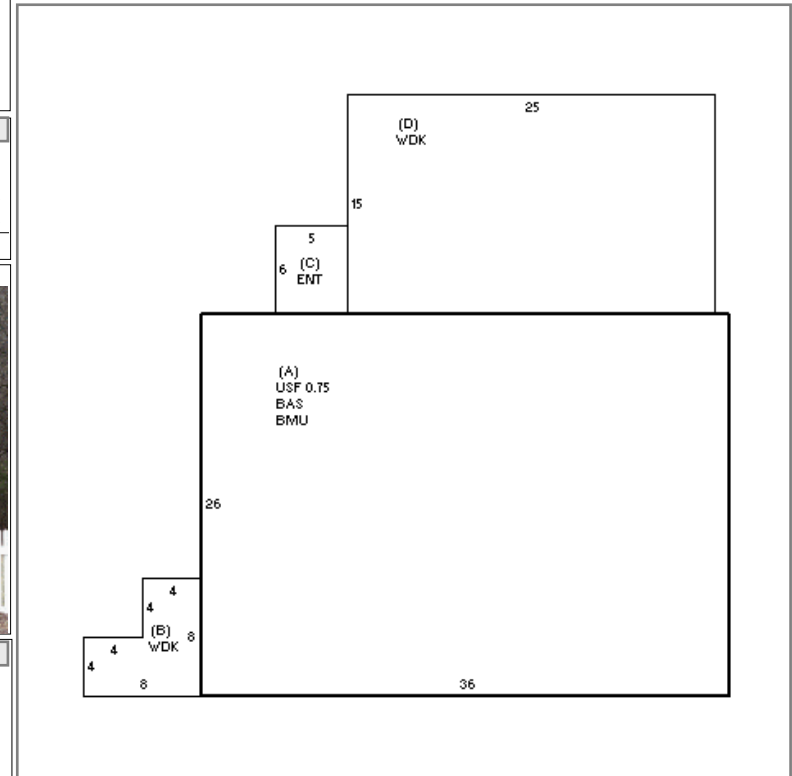
| TOTAL | 22,000 SF | ZONING | FRNT 0 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------------------|--------------|----------------|----------------|----------|
| Ngh | RES 7 | N O T E T 11525 | LAND | 160,900 | 146,400 | |
| Infl1 | FACTOR 100 | | BUILDING | 266,500 | 229,000 | |
| Infl2 | PHY 100 | | DETACHED | 2,500 | 2,300 | |
| | | | OTHER | 0 | 0 | |
| | | | TOTAL | 429,900 | 377,700 | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|----------|----|-------|-----------|-------|
| SHF | A | 1.00 | 40 0.60 | | 200 | 20.44 | 2,500 |



| BUILDING | CD | ADJ | DESC | MEASURE | 3/23/2020 | SD |
|----------|----|------|-------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | | |
| STYLE | 4 | 1.00 | CAPE [100%] | REVIEW | 3/23/2020 | SD |
| QUALITY | A | 1.00 | AVERAGE [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| YEAR BLT | 1950 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|
| NET AREA | 1,638 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 936 | | 39.63 | 37,091 |
| \$NLA(RCN) | \$209 | OVERALL | 1.000 | EXT COVER | 4 | VINYL | 1.00 | A | BAS | L | BASE AREA | 936 | 1950 | 177.86 | 166,475 |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | USF | L | UPPER STORY FIN | 702 | 1950 | 161.62 | 113,460 |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | + | WDK | N | WOOD DECK | 423 | | 31.60 | 13,367 |
| | | | | FLOOR COVER | 99 | N/A | 1.00 | C | ENT | N | ENCLOSED ENTRY | 30 | | 81.10 | 2,433 |
| | | | | INT FINISH | 99 | N/A | 1.00 | | F21 | O | FPL 2S 1OP | 1 | | 6,819.00 | 6,819 |
| | | | | HEATING/COOLING | 1 | FORCED AIR | 1.00 | | | | | | | | |
| | | | | FUEL SOURCE | 99 | N/A | 1.00 | | | | | | | | |
| | | | | ARPUD | 0 | | 1.00 | | | | | | | | |
| | | | | AFFORDABLE | 0 | | 1.00 | | | | | | | | |



| CAPACITY | UNITS | ADJ |
|--------------|-------|---------|
| STORIES | 1.75 | 1.00 |
| ROOMS | 7 | 1.00 |
| BEDROOMS | 5 | 1.00 |
| BATHROOMS | 1 | 1.00 |
| # 1/2 BATHS | 0 | 1.00 |
| TOT FIXTURES | 3 | \$2,040 |
| # UNITS | 1 | 1.00 |

| | | |
|----------------|-----------|---------|
| TOTAL RCN | 341,685 | |
| CONDITION ELEM | CD | |
| EXTERIOR | | |
| INTERIOR | | |
| KITCHEN | | |
| BATHS | | |
| HEAT | | |
| ELECT | | |
| EFF.YR/AGE | 1996 / 25 | |
| COND | 22 | 22 % |
| FUNC | 0 | |
| ECON | 0 | |
| DEPR | 22 | % GD 78 |
| RCNLD | \$266,500 | |