

Key: 896

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 751

LEG  
AL

| CURRENT OWNER  |  |  |  | PARCEL ID  |    |            |              | LOCATION     |  |  |  |
|--|--|--|--|------------|----|------------|--------------|--------------|--|--|--|
| WHITE RICHARD W JR &<br>MARKIN RACHEL E<br>195 SOUTH ST<br>E BRIDGEWATER, MA 02333 |  |  |  | 20-1-0     |    |            |              | 195 SOUTH ST |  |  |  |
| TRANSFER HISTORY   |  |  |  | DOS        | T  | SALE PRICE | BK-PG (Cert) |              |  |  |  |
| WHITE RICHARD W JR &<br>MCGUIRE DAVID & ALYSSA RO                                  |  |  |  | 05/01/2015 | QS | 360,000    | 45499-96     |              |  |  |  |
|  |  |  |  | 11/29/2007 | O  | 346,500    | 35343-126    |              |  |  |  |
|  |  |  |  | 01/30/2006 | G  | 325,000    | 32139-302    |              |  |  |  |

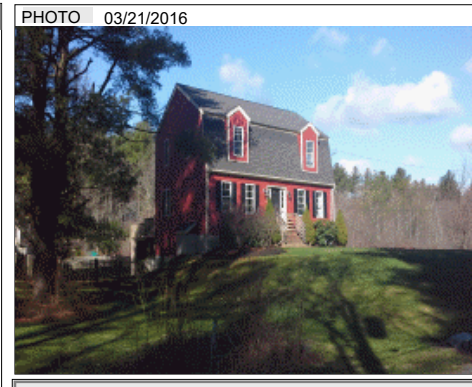
| CLASS             | CLASS%                   | DESCRIPTION            |  | BN ID            | BN   | CARD                  |                         |
|-------------------|--------------------------|------------------------|--|------------------|--|-----------------------|-------------------------|
| 1010              | 100                      | SINGLE FAMILY          |  |                  | 1  | 1 of 1                |                         |
| PMT NO            | PMT DT                   | TY                     | DESC   | AMOUNT           | INSP   | BY                    | 1st %                   |
| BP-19-250<br>3155 | 07/30/2019<br>01/17/2017 | 3<br>2<br>51<br>6<br>6 | ALTERATIONS<br>ADDITIONS<br>FIELD REVIEW<br>CYCL GROWTH<br>CYCL GROWTH | 38,160<br>12,000 | 12/06/2017<br>05/16/2016<br>03/18/2016<br>12/17/2014 | SLB<br>PW<br>SD<br>LF | 0<br>100<br>0<br>0<br>0 |

LAND

| CD  | T | AC/SF/UN | Ngh  | Infl1 | Infl2 | ADJ BASE | SAF  | Infl3 | Lpi  | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|------|-------|-------|----------|------|-------|------|----|------------|-----------|
| 100 | S | 40,518 3 | 1.00 | 100   | 1.00  | 188,000  | 1.06 | 100   | 1.00 | 3  | 1.00       | 185,380   |

| TOTAL | 40,518 SF  | ZONING  | FRNT         | 0              | ASSESSED       | CURRENT | PREVIOUS |
|-------|------------|---|--------------|----------------|----------------|---------|----------|
| Ngh   | RES 3      | N<br>O<br>T<br>E<br>PLAN 06-86/CONSERVATION ESMT PLAN 07-364 /<br>PLAN 07-50 - NITROGEN LOADING RESTRICTION | LAND         | 185,400        | 168,600        |         |          |
| Infl1 | FACTOR 100 |   | BUILDING     | 319,100        | 284,300        |         |          |
| Infl2 | PHY 100    |   | DETACHED     | 0              | 0              |         |          |
|       |            |   | OTHER        | 0              | 0              |         |          |
|       |            |   | <b>TOTAL</b> | <b>504,500</b> | <b>452,900</b> |         |          |

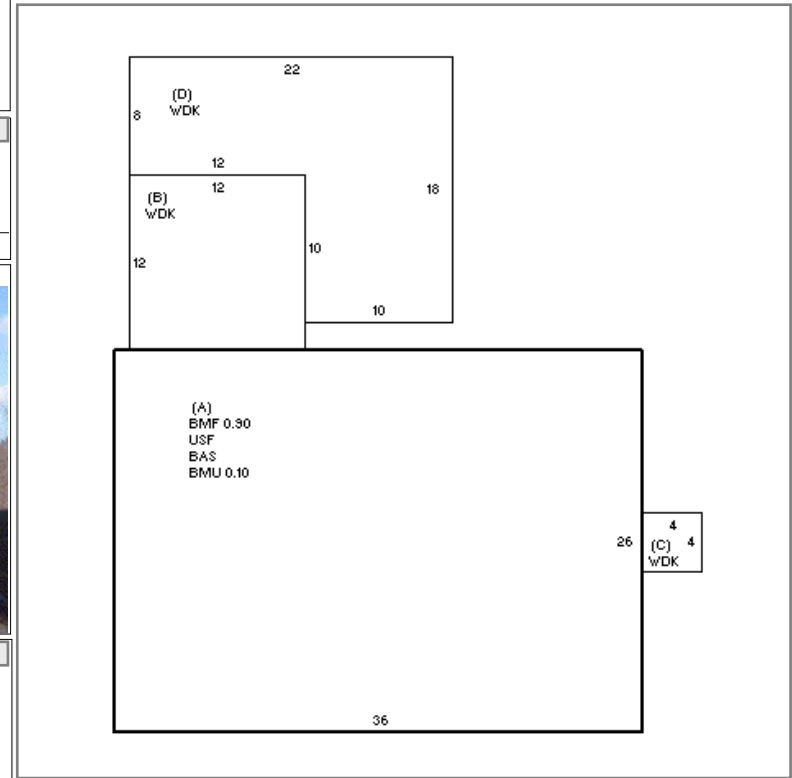
| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
|    |      |      |          |    |       |           |       |



BLDG COMMENTS

| BUILDING | CD | ADJ  | DESC              | MEASURE | 12/6/2017 | SLB |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL    | 1  |      | RESIDENTIAL       | LIST    | 3/18/2008 | EST |
| STYLE    | 5  | 0.95 | COLONIAL [100%]   | REVIEW  | 3/21/2013 | ER  |
| QUALITY  | A  | 1.00 | AVERAGE [100%]    |         |           |     |
| FRAME    | 1  | 1.00 | WOOD FRAME [100%] |         |           |     |

| YEAR BLT   | 2007  | SIZE ADJ   | 1.000 | ELEMENT         | CD | DESCRIPTION    | ADJ  | S | BAT | T | DESCRIPTION     | UNITS | YB   | ADJ PRICE | RCN     |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|
| NET AREA   | 1,872 | DETAIL ADJ | 0.988 | FOUNDATION      | 4  | CONT BSMT WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 94    |      | 39.63     | 3,725   |
| \$NLA(RCN) | \$198 | OVERALL    | 1.000 | EXT COVER       | 4  | VINYL          | 1.00 | A | BAS | L | BASE AREA       | 936   | 2007 | 167.46    | 156,745 |
|            |       |            |       | ROOF SHAPE      | 1  | GABLE          | 1.00 | A | USF | L | UPPER STORY FIN | 936   | 2007 | 152.18    | 142,438 |
|            |       |            |       | ROOF COVER      | 1  | ASPH SHINGLES  | 1.00 | A | BMF | N | BSMT FINISH-SEP | 842   |      | 55.73     | 46,924  |
|            |       |            |       | FLOOR COVER     | 14 | COMB           | 1.00 | + | WDK | N | WOOD DECK       | 436   |      | 31.60     | 13,778  |
|            |       |            |       | INT FINISH      | 2  | DRYWALL        | 1.00 |   |     |   |                 |       |      |           |         |
|            |       |            |       | HEATING/COOLING | 11 | HW/COOL AIR    | 1.04 |   |     |   |                 |       |      |           |         |
|            |       |            |       | FUEL SOURCE     | 99 | N/A            | 1.00 |   |     |   |                 |       |      |           |         |
|            |       |            |       | ARPUD           | 0  |                | 1.00 |   |     |   |                 |       |      |           |         |
|            |       |            |       | AFFORDABLE      | 0  |                | 1.00 |   |     |   |                 |       |      |           |         |



DET  
ACH  
ED

B  
U  
I  
L  
D  
I  
N  
G

| TOTAL RCN      | 371,000    |
|----------------|------------|
| CONDITION ELEM | CD         |
| EXTERIOR       |            |
| INTERIOR       |            |
| KITCHEN        |            |
| BATHS          |            |
| HEAT           |            |
| ELECT          |            |
| EFF.YR/AGE     | 2007 / 14  |
| COND           | 14 14 %    |
| FUNC           | 0          |
| ECON           | 0          |
| DEPR           | 14 % GD 86 |
| RCNLD          | \$319,100  |