

Key: 934

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 787

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
SAMPSON DANIEL NICHOLAS & ASHLEY				20-44-0				45 CAREYS LANDING			
45 CAREYS LANDING				E BRIDGEWATER, MA 02333							
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SAMPSON DANIEL NICHOLAS & BEAUCAIRE STEVEN D & DRISCOLL WILLIAM T				02/01/2021	QS	589,000	54312-122				
				11/27/1989	QS	244,500	9478-079				
				08/14/1989	QS		9298-322				

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-20-410	08/25/2020	6	CYCL GROWTH		05/27/2021	SD	0	0
		3	ALTERATIONS	10,000	02/17/2021	SLB	100	100
		99	OTHER		08/21/2020	SD	0	0
		6	CYCL GROWTH		09/24/2013	LF	0	0
1162	05/03/2012	3	ALTERATIONS	2,023	06/28/2012		100	100

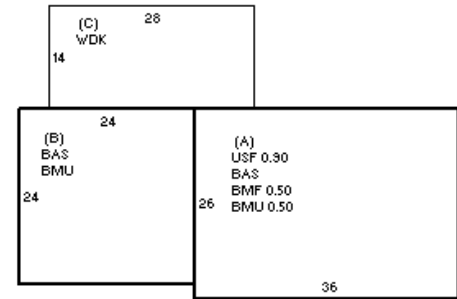
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	35,336	5	1.00	100	1.00	100	1.00	225,600	1.19	100	1.00	5	1.20		217,080

TOTAL	35,336 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 5	NOTE LOT 4/ DRAINAGE ESMT	LAND	217,100	189,200		
Inf1	FACTOR 100		BUILDING	359,900	321,300		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	577,000	510,500		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	2/17/2021	SLB
MODEL	1		RESIDENTIAL	LIST	2/17/2021	SLB
STYLE	5	0.95	COLONIAL [100%]	REVIEW	3/21/2013	ER
QUALITY	+	1.05	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1989	SIZE ADJ	1.000
NET AREA	2,354	DETAIL ADJ	0.988
\$NLA(RCN)	\$199	OVERALL	1.000

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	3	GAMBREL	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	11	HW/COOL AIR	1.04
FUEL SOURCE	99	N/A	1.00
ARPUD	0		1.00
AFFORDABLE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,044		36.87	38,495
A	BMF	N	BSMT FINISH-SEP	468		51.85	24,268
+	BAS	L	BASE AREA	1,512	1989	163.55	247,283
A	USF	L	UPPER STORY FIN	842	1989	148.62	125,138
C	WDK	N	WOOD DECK	392		33.18	13,006
	BMG	O	BSMT GARAGE	2		2,166.15	4,332
	F21	O	FPL 2S 1OP	1		7,160.00	7,160

TOTAL RCN	467,442
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	G
HEAT	
ELECT	
EFF.YR/AGE	1993 / 28
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$359,900