

Key: 938

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 791

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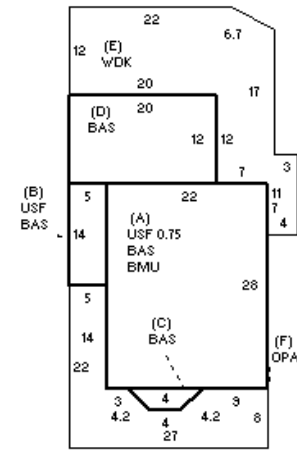
CURRENT OWNER				PARCEL ID				LOCATION			
DOUGLAS M AMARA AND MARTHA A AMARA IRREVOCABLE TRUST				21-3-0				75 COTTAGE ST			
75 COTTAGE ST E BRIDGEWATER, MA 02333				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				DOUGLAS M AMARA AND MARTHA AMARA DOUGLAS M & MARTHA HANSON PETER E				02/08/2019	A	100	50797-301
								12/07/2004	QS	290,000	29617-274
								08/13/2004	L	238,000	28865-161

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 %
932		6	CYCL GROWTH		05/21/2020	SD	0 0
		6	CYCL GROWTH		08/28/2013	LF	0 0
		3	ALTERATIONS	3,000	06/02/2008		0 0
986	05/10/2007	7	DETACHED BLD	25,000			100 100
	04/21/2005	6	CYCL GROWTH	4,200	03/15/2005		0 0

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	21,780 3	1.00	100	1.00	100	1.00	188,000	1.80	100	1.00	3	1.00		169,200

TOTAL	21,780 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E C/W M22 L1	LAND	169,200	153,900		
Inf1	FACTOR 100		BUILDING	146,300	143,600		
Inf2	PHY 100		DETACHED	25,400	24,100		
			OTHER	0	0		
				TOTAL	340,900	321,600	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
BBL	A	1.00	30 0.70 24X25		600	44.41	18,700
SHF	A	1.00	20 0.80 12X14	2007	168	20.44	2,700
DDK	A	1.00	10 0.90 24X10		240	18.65	4,000



BUILDING	CD	ADJ	DESC	MEASURE	5/21/2020	SD
MODEL	1		RESIDENTIAL	LIST	5/21/2020	SD
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	3/21/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1890	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	292,541		
NET AREA	1,479	DETAIL ADJ	0.864	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	616		45.77	28,194	CONDITION ELEM	CD		
\$NLA(RCN)	\$198	OVERALL	1.000	EXT COVER	5	ASBESTOS	0.96	+	USF	L	UPPER STORY FIN	532	1890	145.25	77,274	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	947	1890	159.84	151,369	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	E	WDK	N	WOOD DECK	463		31.60	14,631	KITCHEN			
				FLOOR COVER	99	N/A	1.00	F	OPA	N	OPEN PORCH	265		42.70	11,316	BATHS			
				INT FINISH	99	N/A	1.00	F21	O	O	FPL 2S 1OP	1		6,819.00	6,819	HEAT			
				HEATING/COOLING	4	STEAM	1.00									ELECT			
				FUEL SOURCE	2	GAS	1.00												
				ARPUD	0		1.00												
				AFFORDABLE	0		1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1958 / 63
STORIES		1.75	1.00															COND	50 50 %
ROOMS		5	1.00															FUNC	0
BEDROOMS		2	1.00															ECON	0
BATHROOMS		1	1.00															DEPR	50 % GD 50
# 1/2 BATHS		1	1.00															RCNLD	\$146,300
TOT FIXTURES		5	\$2,938																
# UNITS		1	1.00																