

Key: 940

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 793

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GILMAN KARIN & BRIAN W 87 EAST ST E. BRIDGEWATER, MA 02333				21-5-0				87 EAST ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GILMAN KARIN & BRIAN W				11/08/2004	A	1	29430-199				
DOLAN KARIN				05/31/1996	QS	249,900	14400-090				
SIMPSON ROBERT A & LINDA				10/27/1977	QS	4352-124					

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-19-360	10/03/2019	3	ALTERATIONS	5,900			0 0
BP-18-194	08/20/2018	3	ALTERATIONS	5,000	05/01/2019	SLB	100 100
		6	CYCL GROWTH		05/15/2013	LFF	0 0

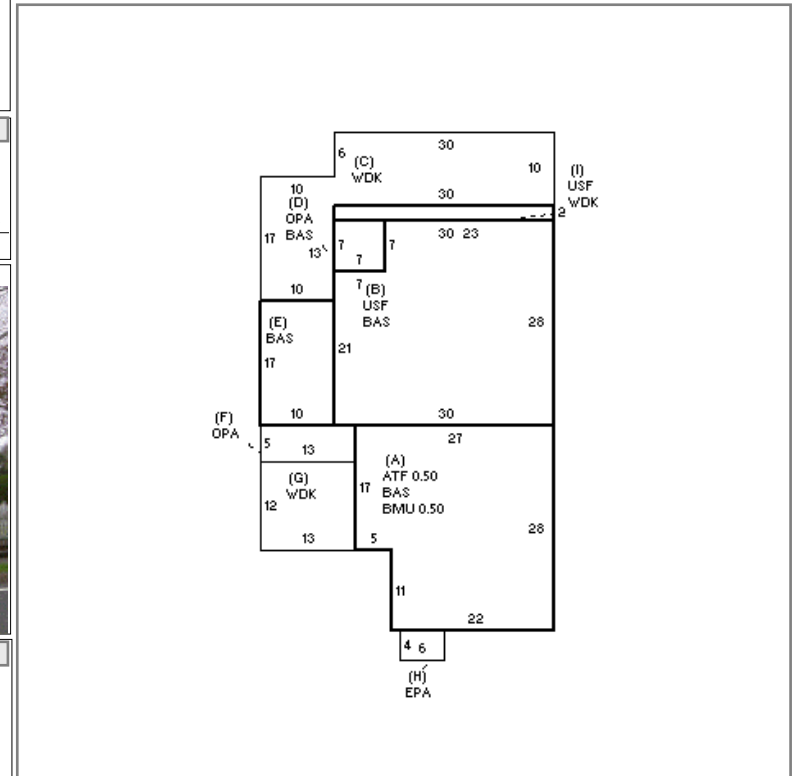
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,429 3	1.00	100	1.00	188,000	1.75	100	1.00	3	1.00	169,760

TOTAL	22,433 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 5 PLAN 95-108		LAND	169,800	154,400
Inf1	FACTOR 100		BUILDING	216,500	213,100		
Inf2	PHY 100		DETACHED	13,800	13,200		
			OTHER	0	0		
TOTAL			400,100	380,700			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
FBN	A	1.00	60 0.40		374	33.41	5,000
IPV	A	1.00	30 0.70		648	19.48	8,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/1/2019	SLB
MODEL	1		RESIDENTIAL	LIST		
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

LOADING

YEAR BLT	1840	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	433,016		
NET AREA	2,913	DETAIL ADJ	0.927	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	351		52.05	18,270	CONDITION ELEM	CD		
\$NLA(RCN)	\$149	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	ATF	L	ATTIC FINISH	351	1840	89.22	31,316	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,711	1840	137.91	235,959	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	851	1840	125.32	106,647	KITCHEN			
				FLOOR COVER	99	N/A	1.00	+	WDK	N	WOOD DECK	686		31.60	21,678	BATHS			
				INT FINISH	99	N/A	1.00	+	OPA	N	OPEN PORCH	114		42.70	4,868	HEAT			
				HEATING/COOLING	9	WARM/COOL AIR	1.03	H	EPA	N	ENCLOSED PORCH	24		74.42	1,786	ELECT			
				FUEL SOURCE	99	N/A	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819				
				ARPUD	0		1.00												
				AFFORDABLE	0		1.00												
																		EFF.YR/AGE	1958 / 63
																		COND	50 50 %
																		FUNC	0
																		ECON	0
																		DEPR	50 % GD 50
																		RCNLD	\$216,500