

Key: 1010

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 845

LEGAL LAND

CURRENT OWNER				PARCEL ID				LOCATION				
THE ROLLINS FAMILY R E TRUST ROLLINS JOSEPH C & GIGUERE DOREEN M 7 KEENE LN E BRIDGEWATER, MA 02333				22-27-0				63 WEST ST				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
THE ROLLINS FAMILY R E TR				09/20/2016	A	100 47484-277						
ROLLINS JOSEPH C &				08/01/2005	QS	295,000 31045-134						
CLARK LOIS E & GRINDLE NI				03/04/1992	A	1 10799-238						
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,397 7	1.00	100	1.00	178,600	1.91	100	1.00	7	0.95	159,610

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
443	03/16/2006	5	SPLIT/SUB		02/01/2018	SLB	100	100
		6	CYCL GROWTH		12/11/2017	SD	0	0
		51	FIELD REVIEW		09/30/2013	LF	0	0
		6	CYCL GROWTH		04/20/2006		0	0
		3	ALTERATIONS	5,000			100	100

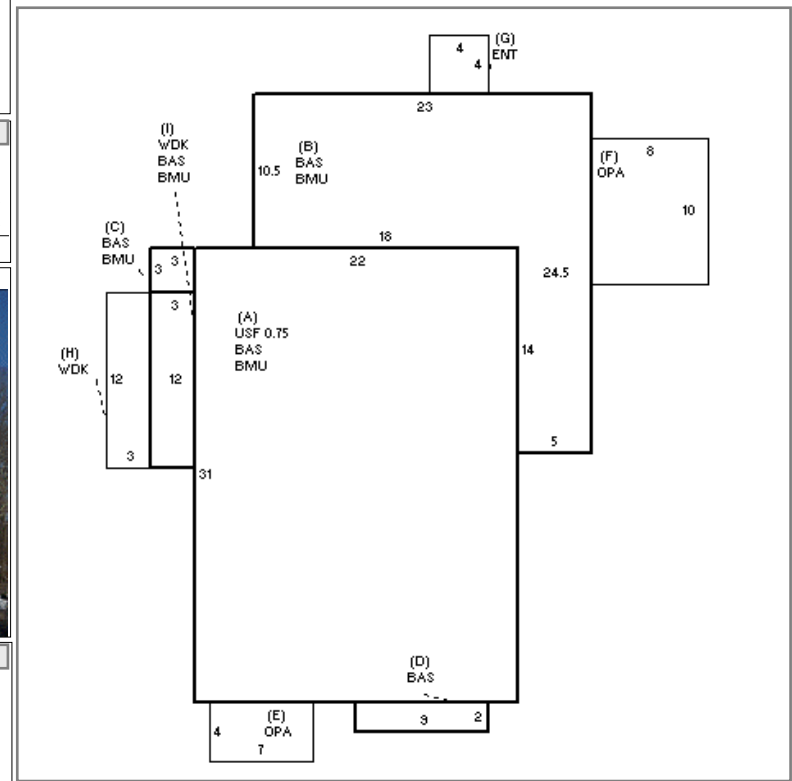
LEGAL LAND

TOTAL	20,397 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 7	NOTE	LAND	159,600	145,200		
Inf1	FACTOR 100		BUILDING	178,200	171,900		
Inf2	PHY 100		DETACHED	2,500	2,300		
			OTHER	0	0		
			TOTAL	340,300	319,400		

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	12/11/2017	SD
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	0.90	CONVENTIONAL [100%]	REVIEW	3/22/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



DETACHED

BUILDING

YEAR BLT	1890	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	329,982	
NET AREA	1,569	DETAIL ADJ	1.009	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	1,039		38.45	39,947	CONDITION ELEM	CD	
\$NLA(RCN)	\$210	OVERALL	1.000	EXT COVER	3	ALUMINUM	1.00	A	USF	L	UPPER STORY FIN	512	1890	165.79	84,887	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,057	1890	182.45	192,846	INTERIOR		
				ROOF COVER	9	OTHER	1.00	+	OPA	N	OPEN PORCH	108		42.70	4,612	KITCHEN		
				FLOOR COVER	99	N/A	1.00	G	ENT	N	ENCLOSED ENTRY	16		81.13	1,298	BATHS		
				INT FINISH	99	N/A	1.00	+	WDK	N	WOOD DECK	72		31.60	2,275	HEAT		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT		
				FUEL SOURCE	2	GAS	1.00											
				ARPUD	0		1.00											
				AFFORDABLE	0		1.00											
																	EFF.YR/AGE	1960 / 61
																	COND	46 46 %
																	FUNC	0
																	ECON	0
																	DEPR	46 % GD 54
																	RCNLD	\$178,200