

Key: 4694

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 4.011

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
KARSAY ALBERT J & MARY T 743 HARVARD ST E. BRIDGEWATER, MA 02333				117-17-0				743 HARVARD ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KARSAY ALBERT J & MARY T				03/19/2003	A	1	24533-338				
SPEARIN ROBERT				12/10/2002	QS	325,000	23639-009				
ATHERTON WALTER H				04/30/1976	QS	4156-302					

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-19-314	07/29/2019	7	DETACHED BLD	6,000	05/01/2020	SLB	100	100
BP-19-113	03/25/2019	8	POOL	31,000	05/01/2020	SLB	100	100
	09/04/2013	6	CYCL GROWTH		09/26/2013	SLB	0	0
		1	NEW CONST		01/07/2004	KB	100	100
886	12/27/2002	4	DEMO		06/05/2003	KB	0	100

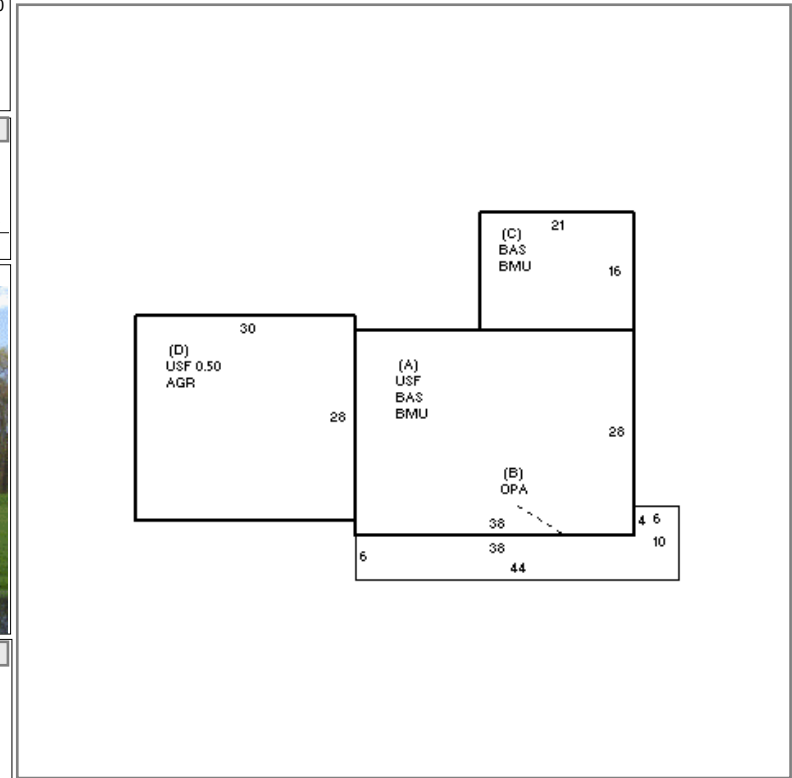
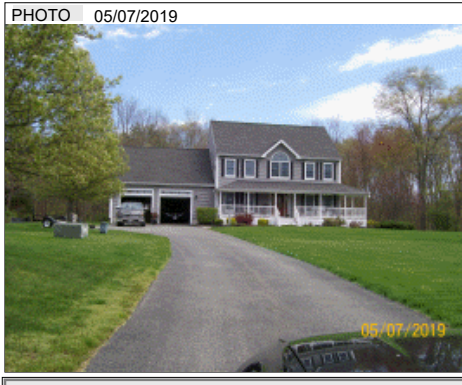
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	43,560	3	1.00	100	1.00	100	1.00	188,000	1.00	100	1.00
300	A	1,288	3	1.00	100	1.00	100	1.00	5,700	1.00	100	1.00
											ELP	1.00
TOTAL												188,000
TOTAL												7,340

TOTAL	2.288 Acres	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Ngh	RES 3	N O T E	LOT 1/ PLAN 03-154 LOT 17-3		LAND	195,300	177,700
Inf1	FACTOR 100		BUILDING	437,100	390,700		
Inf2	PHY 100		DETACHED	13,100	12,400		
			OTHER	0	0		
TOTAL					645,500	580,800	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	A	1.00	10 0.90	16 X 32	2020	512	21.60
SHF	A	1.00	10 0.90	12 X 14	2020	168	20.44



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/1/2020	SLB
MODEL	1		RESIDENTIAL	LIST	1/7/2004	EST
STYLE	5	0.95	COLONIAL [100%]	REVIEW	4/19/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	533,097
NET AREA	2,884	DETAIL ADJ	0.988	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,400		35.71	49,989		
\$NLA(RCN)	\$185	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,400	2003	147.33	206,256		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,484	2003	133.88	198,676		
STORIES	2	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	288		42.70	12,298		
ROOMS	9	1.00		FLOOR COVER	13	COMB	1.00	D	AGR	N	ATT GARAGE	840		63.11	53,012		
BEDROOMS	4	1.00		INT FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		6,819.00	6,819		
BATHROOMS	2	1.00		HEATING/COOLING	11	HW/COOL AIR	1.04										
# 1/2 BATHS	1	1.00		FUEL SOURCE	99	N/A	1.00										
TOT FIXTURES	9	\$6,047		ARPUD	0		1.00										
# UNITS	1	1.00		AFFORDABLE	0		1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF. YR/AGE	2003 / 18
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82

RCNLD	\$437,100
-------	-----------