

Key: 7008

Town of E. BRIDGEWATER - Fiscal Year 2023

12/6/2022 6:38 pm SEQ #: 5.176

LEGALLAND

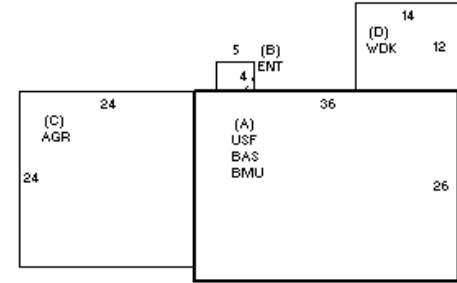
CURRENT OWNER				PARCEL ID				LOCATION			
KHOURY MICHAEL & DENISE A 10 RAY WAY E BRIDGEWATER, MA 02333				2-4-9-0				10 RAY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KHOURY MICHAEL & DENISE A				02/13/2008	A	1 35598-199					
KHOURY MICHAEL				01/10/2003	P	361,225	23918-290				
BROWN BUILDERS INC				04/24/2002	O	360,000	21952-047				

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-20-125	04/15/2020	3	ALTERATIONS	7,500			0 0
		6	CYCL GROWTH		08/01/2013	LF	0 0
		6	CYCL GROWTH		08/18/2003		0 0
	12/05/2002	5	SPLIT/SUB		12/05/2002	SLB	100 100
788	09/24/2002	1	NEW CONST	140,000	12/10/2002	KB	80 80

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	20,150 4	1.00	100	1.00	100	1.00	225,600	1.93	100	1.00	4 1.20	201,350
300	A	0.560 4	1.00	50	0.50	100	1.00	2,850	1.00	100	1.00	ELP 1.00	1,600

TOTAL	20,168 SF	ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS	
Ngh	RES 4	PLAN 02-487. Rear acres is for Open Space for Cluster Subdivision			LAND	203,000	169,300	
Inf1	FACTOR 100	N O T E				BUILDING	317,000	283,500
Inf2	PHY 100		OTHER	0	0	OTHER	0	0
					TOTAL	520,000	452,800	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/1/2013	LF
MODEL	1		RESIDENTIAL	LIST	12/10/2002	KB
STYLE	5	0.95	COLONIAL [100%]	REVIEW	5/10/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

DETACHED

BUILDING

YEAR BLT	2002	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	391,418
NET AREA	1,872	DETAIL ADJ	0.978	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	936		39.63	37,091	CONDITION ELEM CD	
\$NLA(RCN)	\$209	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	BAS	L	BASE AREA	936	2002	165.77	155,159	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	936	2002	150.64	140,997	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	B	ENT	N	ENCLOSED ENTRY	20		81.10	1,622	KITCHEN	
				FLOOR COVER	34	COMB	1.00	C	AGR	N	ATT GARAGE	576		67.88	39,101	BATHS	
				INT FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	168		31.60	5,309	HEAT	
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F21	O	FPL 2S 1OP	1		6,819.00	6,819	ELECT		
				FUEL SOURCE	99	N/A	1.00										
				ARPUD	0		1.00										
				AFFORDABLE	0		1.00										

EFF.YR/AGE	2002 / 19
COND	19 19%
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$317,000