

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | |
|--|--|--------------------------|------------|-------------|----------|--------------------|------|-----------|----------|---|
| MONTVILLE EDWARD J JR MONTVILLE KRISTIN J 15 PHILIPS BROOK CIR DUXBURY MA 02332 | | 1 Level | 0 Water | 0 Two-Way | 0 Good | Description | Code | Appraised | Assessed | 905 DUXBURY, MA VISION |
| | | | 0 Septic | 0 Paved | 0 Good | RESIDNTL | 1010 | 406,000 | 406,000 | |
| | | SUPPLEMENTAL DATA | | | | RES LAND | 1010 | 358,100 | 358,100 | |
| | | Alt Prcl ID | Cyclical | 1 | | RESIDNTL | 1010 | 1,400 | 1,400 | |
| | | Scnd Home | Exemption | 22 X2 | | Total | | 765,500 | 765,500 | |
| | | Tax Class T | W | | | | | | | |
| | | Tot Fin Area 2034 | District | | | | | | | |
| | | Total Acres 1.148 | Res Exem | | | | | | | |
| | | Chapter Lan | | | | | | | | |
| | | GIS ID F_857698_2843477 | Assoc Pid# | | | | | | | |

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | |
|---------------------------------|-------|-------------|------------|-----|-----|------------|----|--------------------------------|------|----------|-------|------|----------|
| MONTVILLE EDWARD J JR | 44364 | 0045 | 05-29-2014 | Q | I | 510,000 | 00 | Year | Code | Assessed | Year | Code | Assessed |
| FLINT BRETT C SR & FLINT LORI M | 41670 | 0022 | 07-18-2012 | U | I | 1 | 1A | 2023 | 1010 | 327,300 | 2022 | 1010 | 300,300 |
| FLINT BRETT SR | 41670 | 0002 | 07-18-2012 | U | I | 387,000 | 1S | | 1010 | 372,400 | | 1010 | 306,900 |
| WELLS FARGO BANK NA | 40340 | 0052 | 09-21-2011 | U | I | 411,578 | 1L | | 1010 | 900 | | 1010 | 900 |
| SLAYTER DAVID L | 31745 | 0337 | 11-17-2005 | U | I | 10 | 1F | Total | | 700,600 | Total | | 608,100 |
| | | | | | | | | Total | | 528,400 | Total | | 528,400 |

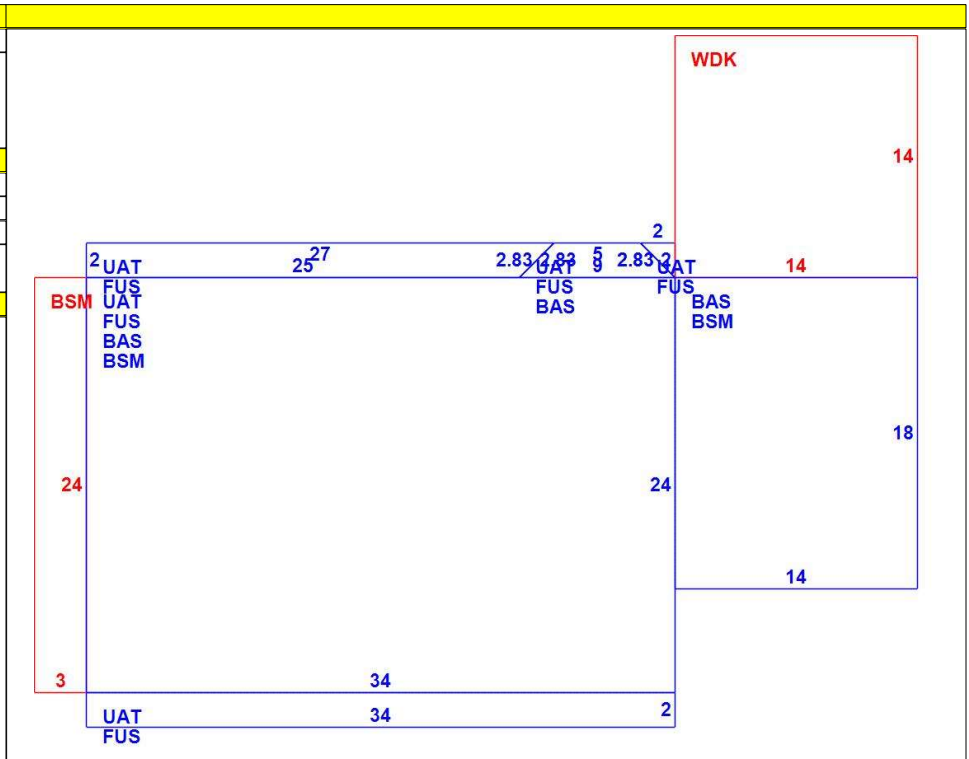
| EXEMPTIONS | | | | OTHER ASSESSMENTS | | | | This signature acknowledges a visit by a Data Collector or Assessor | | | | | | | | | |
|------------|------|-------------|----------|-------------------|-------------|--------|--------|---|-----|--|--|--|--|--|--|--|--|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm | Int | | | | | | | | |
| 2024 | 22E | 22E VETERAN | 1000.00 | | | | | | | | | | | | | | |
| 2024 | 22 | 22 VETERAN | 400.00 | | | | | | | | | | | | | | |
| Total | | | 1,400.00 | | | | | | | | | | | | | | |

| ASSESSING NEIGHBORHOOD | | | | APPRAISED VALUE SUMMARY | | | | |
|------------------------|-----------|---|---------|-------------------------------|--|--|--|---------|
| Nbhd | Nbhd Name | B | Tracing | Batch | | | | |
| 0050 | | | | | | | | |
| NOTES | | | | Appraised Bldg. Value (Card) | | | | 406,000 |
| | | | | Appraised Xf (B) Value (Bldg) | | | | 0 |
| | | | | Appraised Ob (B) Value (Bldg) | | | | 1,400 |
| | | | | Appraised Land Value (Bldg) | | | | 358,100 |
| | | | | Special Land Value | | | | 0 |
| | | | | Total Appraised Parcel Value | | | | 765,500 |
| | | | | Valuation Method | | | | C |
| | | | | Total Appraised Parcel Value | | | | 765,500 |

| BUILDING PERMIT RECORD | | | | | | | | VISIT / CHANGE HISTORY | | | | | | |
|------------------------|------------|------|---------------|--------|-----------|--------|-----------|------------------------|------------|-----|------|----|----|------------------|
| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments | Date | Id | Type | Is | Cd | Purpose/Result |
| 13500 | 11-28-1994 | RM | Remodel | | | 100 | | COAL STOVE FAM RM | 07-30-2015 | SJD | 9 | 1 | 00 | Measure & Listed |
| 13241 | 06-09-1994 | NC | New Construct | 1,000 | | 100 | | 8X8 SHED | 04-12-2013 | VGS | | | 20 | Field Review |
| 11155 | 03-23-1989 | NC | New Construct | | | 100 | | | 03-07-2012 | KP | | 1 | 00 | Measure & Listed |

| LAND LINE VALUATION SECTION | | | | | | | | | | | | | | | | |
|-----------------------------|----------|---------------|------|-----------|------------|--------------|------------------------|------------|-------|-------|-----------|-----------------------|---------------------|------------|------------|---------|
| B | Use Code | Description | Zone | Land Type | Land Units | Unit Price | Size Adj | Site Index | Cond. | Nbhd. | Nbhd. Adj | Notes | Location Adjustment | Adj Unit P | Land Value | |
| 1 | 1010 | Single Family | RC | Primary | 40,000 | SF 8.75 | 1.00000 | 5 | 1.00 | 0050 | 1.000 | | | 1.0000 | 8.75 | 350,000 |
| 1 | 1010 | Single Family | RC | Residual | 0.230 | AC 35,000.00 | 1.00000 | 5 | 1.00 | 0050 | 1.000 | SUB-DIV '88-439 LOT 4 | | 1.0125 | 0.81 | 8,100 |
| Total Card Land Units | | | | | 1.15 | AC | Parcel Total Land Area | | | | | 1.15 | Total Land Value | | | 358,100 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|------|--------------|---------------------------------|------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 03 | Colonial | Bsmt Area | 1140 | |
| Model | 01 | Residential | Bsmt Type | 04 | |
| Grade | 05 | Ave/Good | Unfin Area | 0.00 | Full |
| Stories | 2 | | | | |
| Occupancy | 1 | | CONDO DATA | | |
| Exterior Wall 1 | 14 | Wood Shingle | Parcel Id | | C |
| Exterior Wall 2 | | | | | B |
| Roof Structure | 03 | Gable | Adjust Type | Code | Description |
| Roof Cover | 03 | Asphalt | Condo Flr | | Factor% |
| Interior Wall 1 | 05 | Drywall | Condo Unit | | |
| Interior Wall 2 | | | COST / MARKET VALUATION | | |
| Interior Floor 1 | 14 | Carpet | Net Other Adj | | 496,771 |
| Interior Floor 2 | 12 | Hardwood | Replace Cost | | 37,440 |
| Heat Fuel | 02 | Oil | Year Built | | 534,211 |
| Heat Type | 05 | Hot Water | Effective Year Built | | 1989 |
| AC Type | 03 | Central | Depreciation Code | | 1997 |
| Bedrooms | 4 | | Remodel Rating | | A |
| Full Baths | 2 | | Year Remodeled | | |
| Half Baths | 1 | | Depreciation % | | 24 |
| Extra Fixtures | 0 | | Functional Obsol | | |
| Total Rooms | 8 | | External Obsol | | |
| Bath Style | 02 | Average | Trend Factor | | 1.000 |
| Kitchen Style | 02 | Average | Condition | | |
| Extra Kitchens | 0 | | Condition % | | |
| Fireplaces | 1 | | Percent Good | | 76 |
| Extra Openings | 0 | | Cns Sect Rcnld | | 406,000 |
| Gas Fireplaces | 0 | | Dep % Ovr | | |
| Sq Ft Fin Bsmt | 468 | | Dep Ovr Comment | | |
| FBM Quality | 03 | Average | Misc Imp Ovr | | |
| Foundation | 06 | Poured Conc | Misc Imp Ovr Comment | | |
| Bsmt Garage | 2 | | Cost to Cure Ovr | | |
| Bsmt Area | 1140 | | Cost to Cure Ovr Comment | | |



| OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B) | | | | | | | | | | |
|--|-------------|-----|-------|------------|--------|----------|------|-------|------------|-------------|
| Code | Description | L/B | Units | Unit Price | Yr Blt | Cond. Cd | % Gd | Grade | Grade Adj. | Appr. Value |
| SHD1 | Shed | L | 96 | 21.00 | 1989 | A | 70 | C | 1.00 | 1,400 |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | |
|-----------------------------------|----------------------|-------------|------------|----------|-----------|----------------|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
| BAS | First Floor | 1,082 | 1,082 | 1,082 | 204.85 | 221,652 |
| BSM | Basement | 0 | 1,140 | 228 | 40.97 | 46,707 |
| FUS | Finished Upper Story | 952 | 952 | 952 | 204.85 | 195,021 |
| UAT | Unfinished Attic | 0 | 952 | 143 | 30.77 | 29,294 |
| WDK | Deck | 0 | 196 | 20 | 20.90 | 4,097 |
| Ttl Gross Liv / Lease Area | | 2,034 | 4,322 | 2,425 | | 496,771 |

