

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
RUNOWICZ KELLIE I & LEETCH JOY KKSD NOMINEE REALTY TRUST 186 BIRCH ST DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	288,900	288,900
		SUPPLEMENTAL DATA		Cyclical Exemption W		1	Heavy	0	Average	RES LAND	1010
Alt Prcl ID		Scnd Home		District Res Exem		Assoc Pid#		RESIDNTL	1010	1,800	1,800
GIS ID		F_856821_2840348						Total		654,400	654,400

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RUNOWICZ KELLIE I & LEETCH JOYCE I	49318	0231	12-19-2017	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
MOSLEY KEVIN H	49318	0227	12-19-2017	U	I	1	1A	2023	1010	309,600	2022	1010	272,300
LEETCH RICHARD J	3728	0325	11-18-1971	U	I	1	1		1010	378,200		1010	311,700
									1010	1,200		1010	1,200
		Total						Total		689,000	Total		585,200
								Total			Total		530,700

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

This signature acknowledges a visit by a Data Collector or Assessor

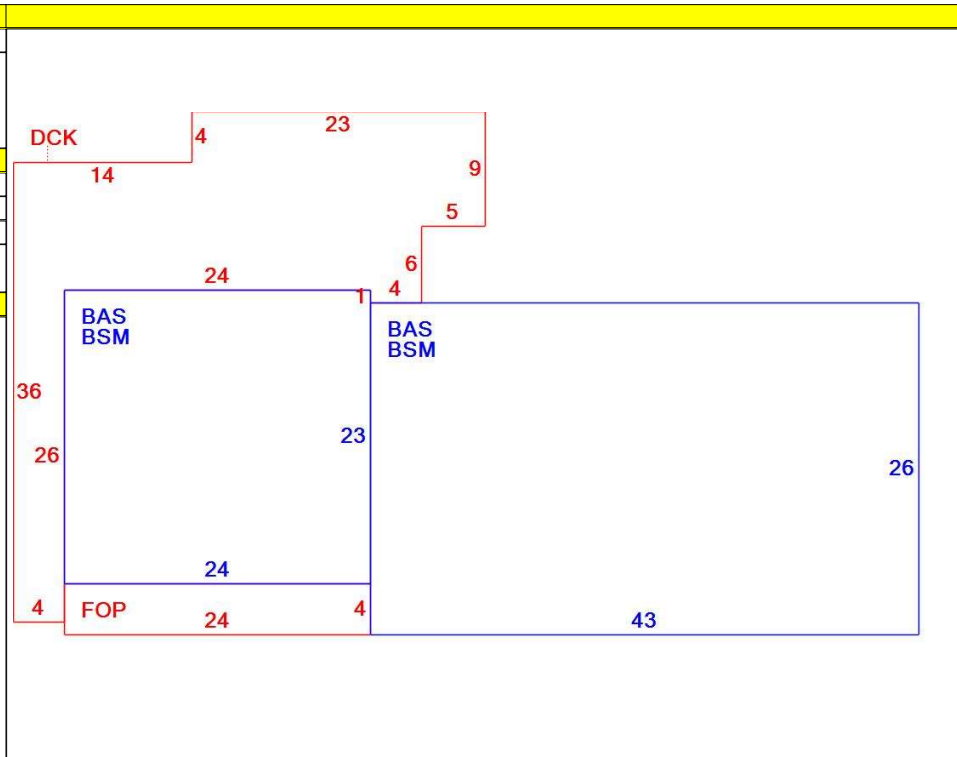
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	288,900
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,800
Appraised Land Value (Bldg)	363,700
Special Land Value	0
Total Appraised Parcel Value	654,400
Valuation Method	C
Total Appraised Parcel Value	654,400

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
									07-10-2020	SJD	6		20	Field Review
									04-12-2013	VGS			20	Field Review
									05-09-2002	KPB		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	WP	Residual	0.390	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0074	0.81	13,700
Total Card Land Units					1.31	AC	Parcel Total Land Area					1.31	Total Land Value		363,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1670	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		362,410
Interior Floor 2			Replace Cost		44,460
Heat Fuel	02	Oil	Year Built		1971
Heat Type	05	Hot Water	Effective Year Built		1992
AC Type	01	None	Depreciation Code		A
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		29
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		71
Extra Openings	0		Cns Sect Rcnld		288,900
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	764		Dep Ovr Comment		
FBM Quality	02	Low Quality	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1670		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	120	21.00	1995	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,670	1,670	1,670	174.82	291,956
BSM	Basement	0	1,670	334	34.96	58,391
DCK	Deck	0	545	55	17.64	9,615
FOP	Open Porch	0	96	14	25.50	2,448
Ttl Gross Liv / Lease Area		1,670	3,981	2,073		362,410



186 BIRCH ST

