

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
HAMM KRISTIN M			0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	267,800	267,800	
15 LAKE SHORE DR	<b>SUPPLEMENTAL DATA</b>								RES LAND	1010	324,200	324,200	
DUXBURY MA 02332	Alt Prcl ID	Cyclical	2	Scnd Home	Exemption	W	District	Res Exem	RESIDNTL	1010	26,200	26,200	
	Tax Class	T		Tot Fin Area	1424	Total Acres	1.37	Chapter Lan					
	GIS ID	F_855533_2835783		Assoc Pid#					Total		618,200	618,200	

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
HAMM KRISTIN M	54849	267	04-26-2021	U	I		0	1A	Year	Code	Assessed	Year	Code	Assessed
HAMM KRISTIN M	53283	270	08-20-2020	U	I		1	1A	2023	1010	216,100	2022	1010	202,700
HAMM KRISTIN M	44844	0191	10-16-2014	U	I		1	1A		1010	288,800		1010	259,900
HAMM KRISTIN M	42461	0279	12-27-2012	U	I		312,500	1		1010	20,200		1010	20,200
MCEACHERN WILLIAM III & MILLER LER	31801	0267	11-28-2005	Q	I		460,000	00	Total		525,100	Total		482,800
									Total			Total		423,500

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0030			

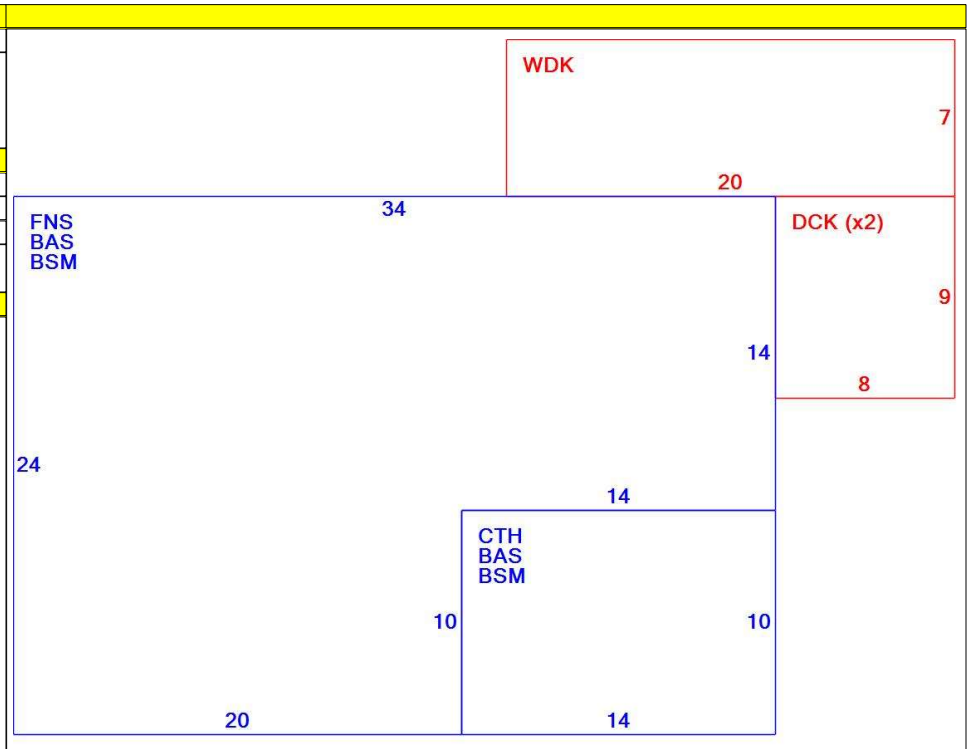
  

APPRAISED VALUE SUMMARY									
Appraised Bldg. Value (Card)									267,800
Appraised Xf (B) Value (Bldg)									0
Appraised Ob (B) Value (Bldg)									26,200
Appraised Land Value (Bldg)									324,200
Special Land Value									0
Total Appraised Parcel Value									618,200
Valuation Method									C
Total Appraised Parcel Value									618,200

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
69	06-17-2009	MN	Maintenance	1,200		100		RPL 10 WINDOWS		09-13-2018	JLF			20	Field Review
46	05-13-2009	MN	Maintenance	11,900		100		REPL 10 WINDOWS		04-12-2013	VGS			20	Field Review
										05-01-2007	BSB		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	0030	0.886			1.0000	310,100
1	1010	Single Family	RC	Residual	0.454	AC 35,000.00	1.00000	5	1.00	0030	0.886			1.0000	14,100
Total Card Land Units					1.37	AC	Parcel Total Land Area					1.37	Total Land Value		324,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	816	
Model	01	Residential	Bsmt Type	04	
Grade	04	Above Ave	Unfin Area	0.00	Full
Stories	1.9		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2	11	Clapboard			S
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			306,368
Interior Floor 2			Net Other Adj		32,660
Heat Fuel	02	Oil	Replace Cost		339,028
Heat Type	05	Hot Water	Year Built		1977
AC Type	01	None	Effective Year Built		2000
Bedrooms	3		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	21	
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor	1.000	
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good	79	
Gas Fireplaces	0		Cns Sect Rcnld		267,800
Sq Ft Fin Bsmt	652		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	816		Cost to Cure Ovr		
			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
FGR1	Garage - 1 Sto	L	720	52.00	1981	A	70	C	1.00	26,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	816	816	816	188.07	153,466
BSM	Basement	0	816	163	37.57	30,656
CTH	Cathedral Ceiling	0	140	14	18.81	2,633
DCK	Deck	0	144	14	18.28	2,633
FNS	Finished 90% Story	608	676	608	169.15	114,347
WDK	Deck	0	140	14	18.81	2,633
Ttl Gross Liv / Lease Area		1,424	2,732	1,629		306,368



15 LAKE SHORE DR

