

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CARVER MATHEW F			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	
CARVER AMY E			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	326,800	326,800	
154 LAKE SHORE DR		SUPPLEMENTAL DATA			RES LAND	1010	312,400	312,400		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1382 Total Acres .988 Chapter Lan GIS ID F_856869_2836474			Cyclical 2 Exemption W District Res Exem Assoc Pid#		Total		639,200	639,200

905
 DUXBURY, MA
VISION

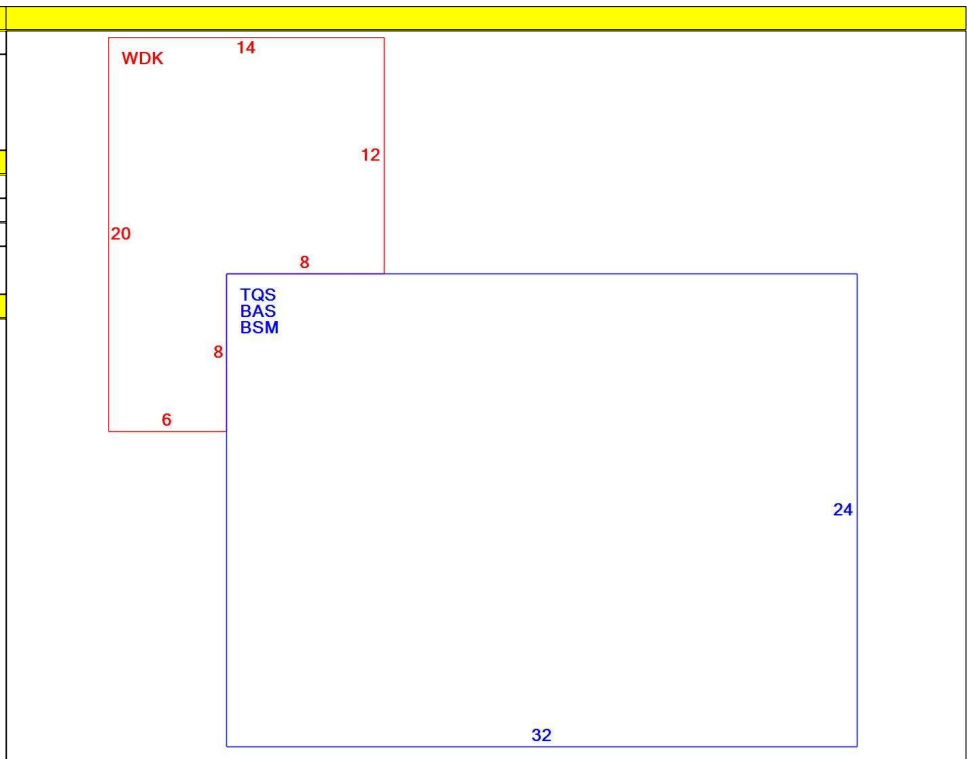
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CARVER MATHEW F		42895 0219	04-04-2013	Q	I	365,000	00	Year	Code	Assessed	Year	Code	Assessed
PICCIRILLI ROBERT J TRUSTEE		41243 0172	04-18-2012	U	I	175,000	1	2023	1010	260,400	2022	1010	243,200
SGROI ROBERT J		16987 0004	12-28-1998	Q	I	170,000	00		1010	278,300	2021	1010	230,000
								Total		538,700	Total		493,600
								Total			Total		433,400

EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
Total			0.00					Appraised Bldg. Value (Card) 326,800				
								Appraised Xf (B) Value (Bldg) 0				
								Appraised Ob (B) Value (Bldg) 0				
								Appraised Land Value (Bldg) 312,400				
								Special Land Value 0				
								Total Appraised Parcel Value 639,200				
								Valuation Method C				
								Total Appraised Parcel Value 639,200				

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
121	05-22-2012	NC	New Construct	47,000	07-11-2013	100		12X16 DECK, RM KITCHEN & T		09-13-2018	JLF			20	Field Review
										07-11-2013	BH			00	Measure & Listed
										04-12-2013	VGS			20	Field Review
										07-09-2012	SJD	9	1	00	Measure & Listed
										02-24-2010	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	0030	0.886			1.0000	310,100
1	1010	Single Family	RC	Residual	0.073 AC	35,000.00	1.00000	5	1.00	0030	0.886			1.0000	2,300
Total Card Land Units					0.99 AC	Parcel Total Land Area					0.99	Total Land Value			312,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	768	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.9				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2	11	Clapboard			B S
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	14	Carpet			361,147
Interior Floor 2			Net Other Adj		18,850
Heat Fuel	02	Oil	Replace Cost		379,997
Heat Type	05	Hot Water	Year Built		1966
AC Type	01	None	Effective Year Built		2007
Bedrooms	3		Depreciation Code		E
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		2012
Extra Fixtures	0		Depreciation %		14
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		86
Gas Fireplaces	0		Cns Sect Rcnld		326,800
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	768		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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	768	768	768	237.60	182,474	
BSM	Basement	0	768	154	47.64	36,590	
TQS	Three Quarter Story	576	768	576	178.20	136,856	
WDK	Deck	0	216	22	24.20	5,227	
Ttl Gross Liv / Lease Area		1,344	2,520	1,520		361,147	

