

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
FLAVELL ROBERT J			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
BAKER RONALD D			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	427,100	427,100
462 SUMMER ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	332,900	332,900	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1880 Total Acres .928 Chapter Lan GIS ID F_859614_2840749			Cyclical 2 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	38,000	38,000
						Total		798,000	798,000

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
FLAVELL ROBERT J		18062 0078	11-22-1999	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	
								2023	1010	324,100	2022	1010	296,300	
									1010	346,200		1010	285,300	
									1010	25,500		1010	25,500	
						Total		695,800	Total		607,100	Total		532,900

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	427,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	38,000
Appraised Land Value (Bldg)	332,900
Special Land Value	0
Total Appraised Parcel Value	798,000
Valuation Method	C
Total Appraised Parcel Value	798,000

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES											

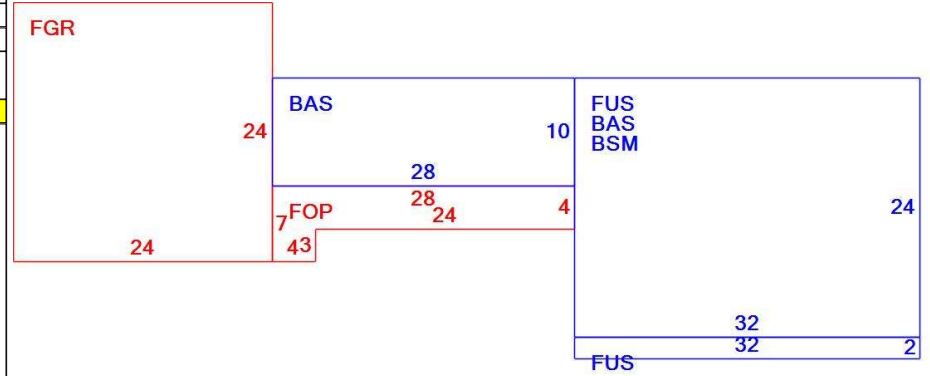
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QP-20-14	02-06-2020	MN		5,138		100		REPLACE 2 WINDOWS	04-12-2013	VGS			20	Field Review
QP-19-231	09-18-2019	MN	Maintenance	60,549		100		ROOF, 12 WINDOWS & 1 DOOR	10-04-2006	KP		1	00	Measure & Listed
113	04-08-2005	RM	Remodel	10,000		100		RM,LIV RM POCKET DR						
200	05-28-2002	NC	New Construct	10,000		100		8' FENCE 159' LONG						
396	10-01-2001	AD	Addition	8,600		100		FENCING 98FT & 86 FT						
20010365	09-11-2001	MN	Maintenance	4,000		100		REROOF SHGLS GRG +						
2000400	04-27-2000	RM	Remodel	45,000		100		STORAGE O GAR						

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		HT95	0.9500	8.75	332,500
1	1010	Single Family	RC	Residual	0.010 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.92	400
Total Card Land Units					0.93 AC	Parcel Total Land Area					0.93	Total Land Value			332,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	768	
Model	01	Residential	Bsmt Type	00	
Grade	06	Good	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	768				

CONDO DATA			
Parcel Id		C	Owne
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Net Other Adj	538,362
Replace Cost	23,635
Year Built	1970
Effective Year Built	1997
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnld	427,100
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
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
SHD1	Shed	L	460	21.00	1980	A	70	C	1.00	6,800
BRN3	Barn - 1 St w/L	L	572	52.00	1999	A	70	B	1.50	31,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,048	1,048	1,048	235.81	247,133
BSM	Basement	0	768	154	47.29	36,315
FGR	Garage	0	576	230	94.16	54,237
FOP	Open Porch	0	124	19	36.13	4,480
FUS	Finished Upper Story	832	832	832	235.81	196,197
Ttl Gross Liv / Lease Area		1,880	3,348	2,283		538,362



462 SUMMER ST

