

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
STAPLES CAROLYN TT			0 Water	0 Feeder	0 Good	Description	Code	Appraised	Assessed
WASS FAMILY NOMINEE REALTY TR			0 Septic	0 Paved	0 Good	RESIDNTL	1010	190,700	190,700
159 LAUREL ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	403,800	403,800	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2534 Total Acres 5.828 Chapter Lan GIS ID F_865292_2856955			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	8,000	8,000
						Total		602,500	602,500

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
STAPLES CAROLYN TT		39974 0162	05-27-2011	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	
STAPLES CAROLYN		39974 0159	05-27-2011	U	I	100	1A	2023	1010	205,500	2022	1010	178,900	
									1010	443,200		1010	369,100	
									1010	5,300		1010	5,300	
						Total		654,000	Total		553,300	Total		494,900

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)	190,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	8,000
Appraised Land Value (Bldg)	403,800
Special Land Value	0
Total Appraised Parcel Value	602,500
Valuation Method	C
Total Appraised Parcel Value	602,500

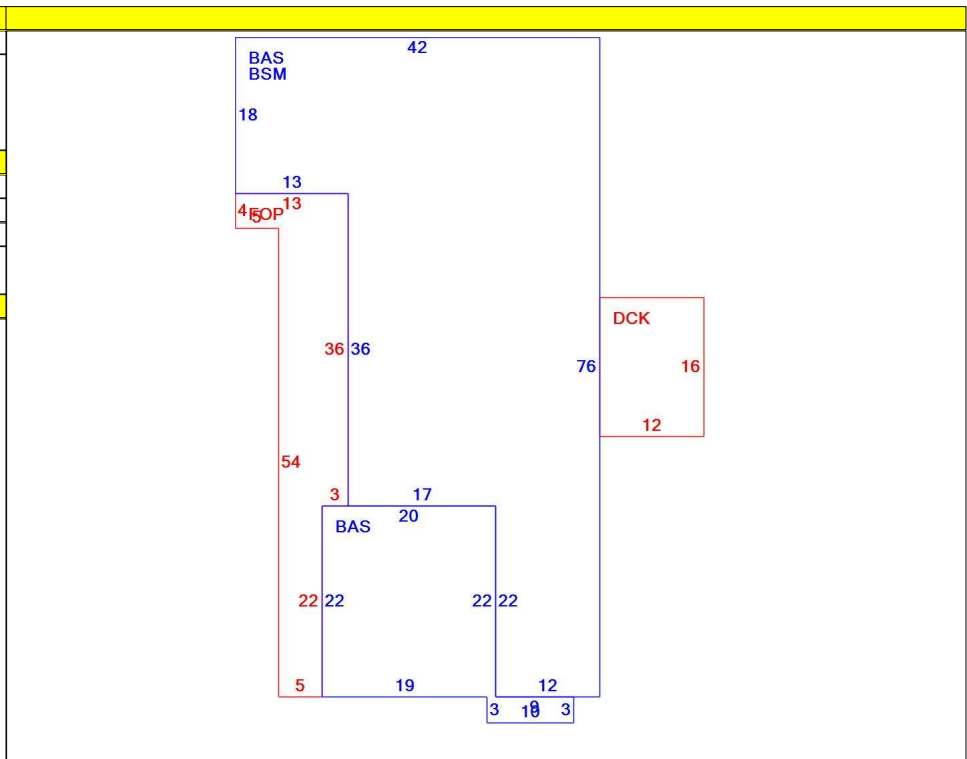
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES											
See cyclical card in file. 10/26/2021											

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
12628	12-04-1992	NC	New Construct	260	01-01-1993	100		UTIL. SHED 10' X 9'			10-26-2021	SJT	10		09	Total Refusal
12426	07-08-1992	RM	Remodel	3,200	01-01-1993	100		CONVERT GAR TO FMLY			04-12-2013	VGS			20	Field Review
											05-16-2007	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	0050	1.000			1.0000		8.75	350,000
1	1010	Single Family	PD	Residual	4.910	AC 35,000.00	0.31283	5	1.00	0050	1.000			1.0000		0.25	53,800
Total Card Land Units					5.83	AC	Parcel Total Land Area			5.83	Total Land Value					403,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	2064	
Model	01	Residential	Bsmt Type	04	
Grade	02	Below Average	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	25	Vinyl Siding	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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			300,796
Interior Floor 2			Net Other Adj		11,815
Heat Fuel	02	Oil	Replace Cost		312,611
Heat Type	05	Hot Water	Year Built		1962
AC Type	01	None	Effective Year Built		1982
Bedrooms	3		Depreciation Code		F
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		39
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	1		Percent Good		61
Gas Fireplaces	0		Cns Sect Rcnld		190,700
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	2064		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	480	21.00	1981	A	70	C	1.00	7,100
SHD1	Shed	L	64	21.00	1992	A	70	C	1.00	900

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,534	2,534	2,534	99.31	251,640
BSM	Basement	0	2,064	413	19.87	41,013
DCK	Deck	0	192	19	9.83	1,887
FOP	Open Porch	0	418	63	14.97	6,256
Ttl Gross Liv / Lease Area		2,534	5,208	3,029		300,796

