

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CAMARA BRIAN			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
19 S RIVER TRL			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	435,000	435,000	
DUXBURY MA 02332		SUPPLEMENTAL DATA			0 Light	RES LAND	1010	353,800	353,800	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2072 Total Acres 1.027 Chapter Lan GIS ID F_864047_2857196		Cyclical Exemption W District Res Exem Assoc Pid#			3	RESIDNTL	1010	1,400	1,400	
						Total		790,200	790,200	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
CAMARA BRIAN		52168 56	12-30-2019	Q	I	650,000	00	Year	Code	Assessed	Year	Code	Assessed		
CAMARA FREDERICK J		4580 0201	12-04-1978	U	I	77,500	1	2023	1010	332,300	2022	1010	308,100		
								1010	368,500		1010	303,700	2021	1010	278,500
								1010	900		1010	900	1010	900	312,600
								Total	701,700	Total	612,700	Total	592,000		

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					
									APPRAISED VALUE SUMMARY					
Total			0.00						Appraised Bldg. Value (Card) 435,000					
									Appraised Xf (B) Value (Bldg) 0					
Nbhd				Nbhd Name		B	Tracing		Batch		Appraised Ob (B) Value (Bldg) 1,400			
0050											Appraised Land Value (Bldg) 353,800			
NOTES												Special Land Value 0		
												Total Appraised Parcel Value 790,200		
												Valuation Method C		
												Total Appraised Parcel Value 790,200		

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
2014-92	05-30-2014	MN	Maintenance	2,400		100		STRIP & REROOF		05-05-2020	SJD	9		20	Field Review
203	08-13-2012	RM	Remodel	20,000		100		INSTALL A BEAM TO RPL BEAR		04-12-2013	VGS			20	Field Review
										05-23-2007	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	WP	Residual	0.109 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	3,800
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value			353,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1172	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2	11	Clapboard			S
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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		474,196
Interior Floor 2			Replace Cost		31,590
Heat Fuel	02	Oil	Year Built		505,786
Heat Type	05	Hot Water	Effective Year Built		1973
AC Type	01	None	Depreciation Code		2007
Bedrooms	4		Remodel Rating		E
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		14
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		86
Extra Openings	0		Cns Sect Rcnd		435,000
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	288		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	1172		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	96	21.00	1985	A	70	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,172	1,172	1,172	198.99	233,217
BSM	Basement	0	1,172	234	39.73	46,564
DCK	Deck	0	256	26	20.21	5,174
FSP	Screened Porch	0	256	51	39.64	10,149
FUS	Finished Upper Story	900	900	900	198.99	179,092
Ttl Gross Liv / Lease Area		2,072	3,756	2,383		474,196

