

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DOYON ANDRE & NANCY TRUSTEE			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
DOYON FAMILY TRUST			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	548,300	548,300
20 UNION HALL RD				0 Light		RES LAND	1010	499,700	499,700
SUPPLEMENTAL DATA									
Alt Prcl ID				Cyclical 3					
Scnd Home				Exemption					
Tax Class T				W					
Tot Fin Area 2929				District					
Total Acres 1.19				Res Exem					
Chapter Lan									
GIS ID F_867923_2852952				Assoc Pid#					
							Total	1,048,000	1,048,000

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DOYON ANDRE & NANCY TRUSTEES		27929 0315	04-12-2004	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
DOYON ANDRE R		5203 0325	09-03-1982	Q	I	115,000	00	2023	1010	407,500	2022	1010	326,600	2021	1010	322,600
									1010	488,300		1010	412,000		1010	372,700
									1010	200		1010	200		1010	200
							Total	896,000	Total	738,800	Total	695,500				

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	548,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	499,700
Special Land Value	0
Total Appraised Parcel Value	1,048,000
Valuation Method	C
Total Appraised Parcel Value	1,048,000

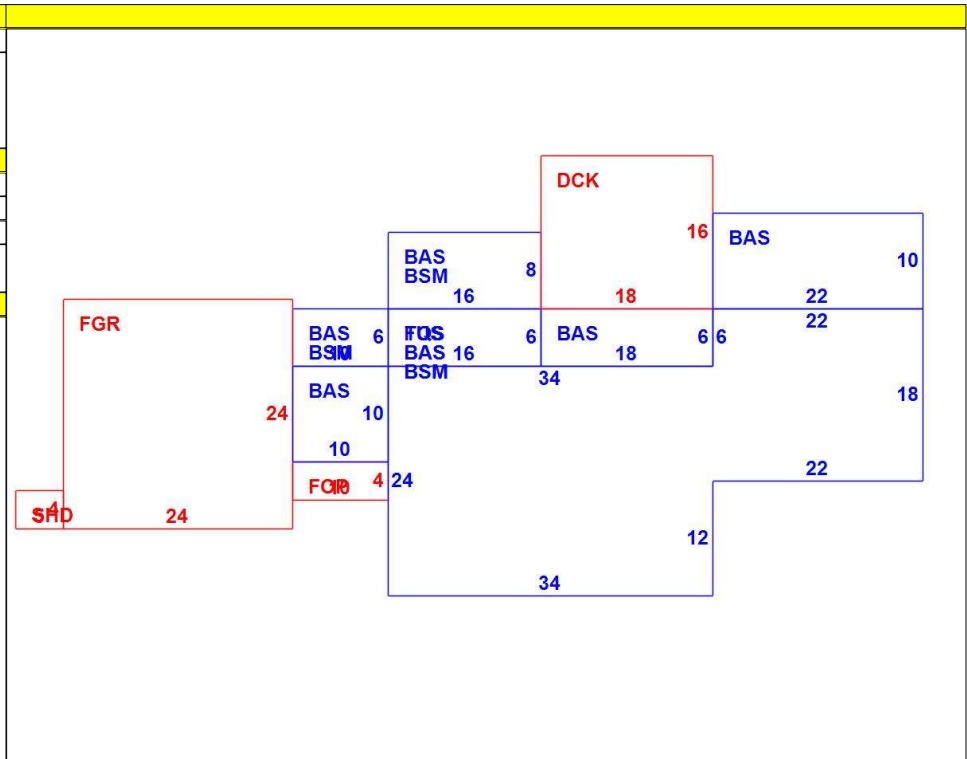
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-23-27	02-08-2023	MN	Maintenance	2,552		100	02-08-2023	INSULATE ATTIC W/ CELLULOS	10-14-2021	SJT	10		00	Measure & Listed
206	07-02-2008	RM	Remodel	56,470	12-01-2008	100		10X22 3 SRM,D6X19,SL	04-12-2013	VGS			20	Field Review
19990245	06-03-1999	AD	Addition	60,120	04-08-2000	100		2 STY AD/REM KIT/	03-28-2013	AO	6	6	30	Quality Control
									12-01-2008	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	0070	1.389		1.0000	12.16	486,200
1	1010	Single Family	RC	Residual	0.277	AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.12	13,500
Total Card Land Units					1.20	AC	Parcel Total Land Area					1.20	Total Land Value			499,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1496	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75				
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	03	Modern			
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	1496				

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

COST / MARKET VALUATION	
Net Other Adj	673,945
Replace Cost	20,150
Year Built	694,096
Effective Year Built	1982
Depreciation Code	2000
Remodel Rating	G
Year Remodeled	
Depreciation %	21
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	79
Cns Sect Rcnd	548,300
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,924	1,924	1,924	192.56	370,478
BSM	Basement	0	1,496	299	38.49	57,574
DCK	Deck	0	288	29	19.39	5,584
FGR	Garage	0	576	230	76.89	44,288
FOP	Open Porch	0	40	6	28.88	1,155
FUS	Finished Upper Story	96	96	96	192.56	18,485
SHD	Attached Shed	0	20	7	67.39	1,348
TQS	Three Quarter Story	909	1,212	909	144.42	175,033
Ttl Gross Liv / Lease Area		2,929	5,652	3,500		673,945

