

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CONNELLY ROBERT WILLIAM TT			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
DOHERTY COURTNEY ELAINE TT			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	249,600	249,600	
520 TEMPLE ST		SUPPLEMENTAL DATA			RES LAND	1010	366,800	366,800		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1929 Total Acres 1.398 Chapter Lan GIS ID F_867181_2852290			Cyclical 3 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	26,900	26,900	
							Total	643,300	643,300	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CONNELLY ROBERT WILLIAM TT	LCC	133885	05-19-2022	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
CONNELLY ROBERT	LCC	130732	09-10-2020	Q	I	580,000	00	2023	1010	198,300	2022	1010	187,700
EMMETT JAMES W	LCC	117216	03-27-2012	Q	I	374,000	00		1010	381,500		1010	314,400
CHASE FREDERIC P & BARBARA	174	98	12-13-1963	Q	I	1	00		1010	20,500		1010	20,500
							Total	600,300	Total	522,600	Total	460,200	

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
0050				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	249,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	26,900
Appraised Land Value (Bldg)	366,800
Special Land Value	0
Total Appraised Parcel Value	643,300
Valuation Method	C
Total Appraised Parcel Value	643,300

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
BPO-21-386	08-24-2021	MN	Maintenance	58,885		100	08-24-2021	Refurb 2 baths.	05-10-2021	SJD	9	1	11	Phone Interview
2013-288	11-19-2013	RM	Remodel	600		100		INSTALL NON-LOAD BEARING	04-08-2021	SJD	9		01	Measure - No Entry
11843	04-01-1991	NC	New Construct	1,800		100		STORAGE SHED 10'X12'	04-12-2013	VGS			20	Field Review
									06-20-2007	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	RC	Residual	0.480	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	16,800	
Total Card Land Units					1.40	AC	Parcel Total Land Area					1.40	Total Land Value			366,800

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description		Element	Cd	Description	
Style	00	Gambrel		Bsmt Area	1064		
Model	01	Residential		Bsmt Type	04		
Grade	03	Average		Unfin Area	0.00	Full	
Stories	1.8						
Occupancy	1			CONDO DATA			
Exterior Wall 1	14	Wood Shingle		Parcel Id		C	Owne
Exterior Wall 2						B	S
Roof Structure	07	Gambrel		Adjust Type	Code	Description	Factor%
Roof Cover	03	Asphalt		Condo Flr			
Interior Wall 1	05	Drywall		Condo Unit			
Interior Wall 2				COST / MARKET VALUATION			
Interior Floor 1	12	Hardwood					342,612
Interior Floor 2				Net Other Adj			13,900
Heat Fuel	03	Gas		Replace Cost			356,512
Heat Type	05	Hot Water		Year Built			1963
AC Type	01	None		Effective Year Built			1991
Bedrooms	3			Depreciation Code			A
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Depreciation %			30
Total Rooms	5			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			70
Gas Fireplaces	0			Cns Sect Rcnld			249,600
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	1064			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
FGR1	Garage - 1 Sto	L	690	52.00	1981	A	70	C	1.00	25,100
SHD1	Shed	L	120	21.00	1991	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,078	1,078	1,078	155.45	167,575
BSM	Basement	0	1,064	213	31.12	33,111
FEP	Finished Enclosed Porch	0	192	115	93.11	17,877
TQS	Three Quarter Story	798	1,064	798	116.59	124,049
Ttl Gross Liv / Lease Area		1,876	3,398	2,204		342,612

