

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
YUEN CHIM L YUEN ELLEN 549 UNION ST DUXBURY MA 02332			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	278,400	278,400	
		SUPPLEMENTAL DATA				RES LAND	1010	350,400	350,400	
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2012 Total Acres .928 Chapter Lan GIS ID F_860417_2848061				Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	34,500	0
						Total	663,300	628,800		

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
YUEN CHIM L		44775 0091	09-25-2014	Q	I	391,500	00	Year	Code	Assessed	Year	Code	Assessed
WATTS ANNETTE		4548 0491	10-13-1978	U	I	14,000	1	2023	1010	242,400	2022	1010	218,500
									1010	364,400		1010	300,300
									1010	0		1010	0
								Total	606,800	Total	518,800	Total	445,400

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 Bldg. Value (Card) 278,400			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

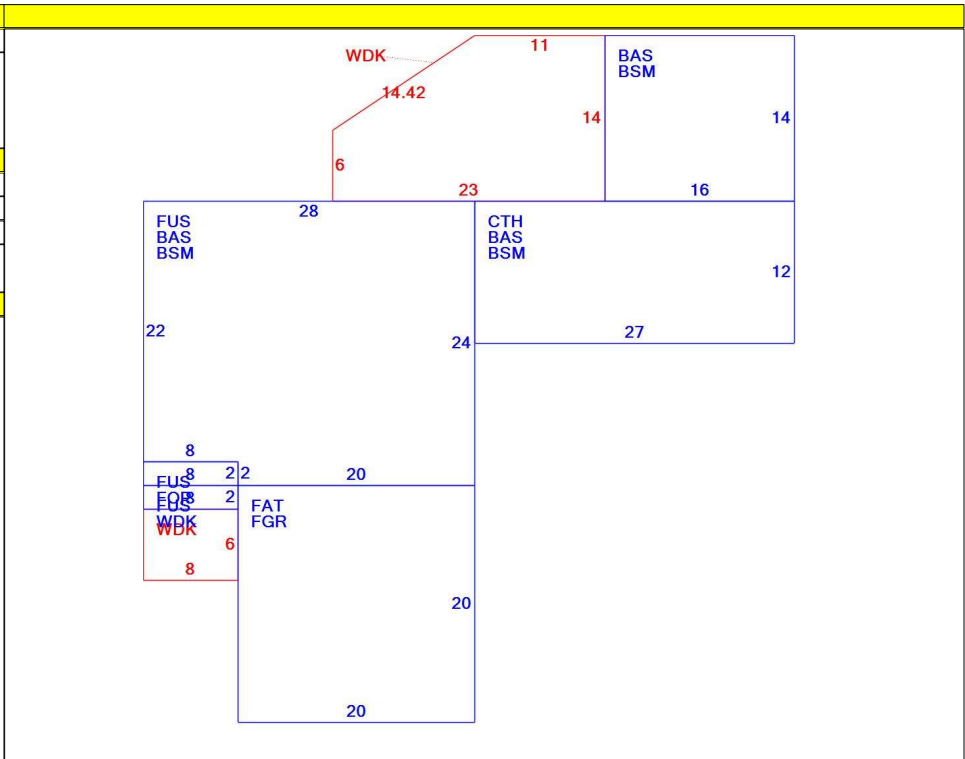
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

NOTES			
<p>Appraised Land Value (Bldg) 350,400</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 663,300</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 663,300</p>			

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
2015-78 10	04-07-2015 02-08-2010	MS MN	Miscellaneous Maintenance	16,000 9,000		100 100	08-05-2015	SOLAR PANELS RPL WOOD SIDING	08-05-2015 04-12-2013 10-17-2007	SJD VGS BSB	9		07 20 01	Measure - Info @ Door Field Review Measure - No Entry

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	0.009 AC	35,000.00	1.09890	5	1.00	0050	1.000		1.0000	1.01	400
Total Card Land Units					0.93 AC	Parcel Total Land Area					0.93	Total Land Value			350,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	1204	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		361,201
Interior Floor 2	14	Carpet	Replace Cost		20,150
Heat Fuel	03	Gas	Year Built		381,351
Heat Type	05	Hot Water	Effective Year Built		1980
AC Type	01	None	Depreciation Code		1994
Bedrooms	3		Remodel Rating		A
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		27
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		73
Extra Openings	0		Cns Sect Rcnd		278,400
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1204		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
SLR	Solar Panels	L	23	1050.00	2015	E	100	C	1.00	34,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,204	1,204	1,204	145.59	175,287
BSM	Basement	0	1,204	241	29.14	35,086
CTH	Cathedral Ceiling	0	324	32	14.38	4,659
FAT	Finished Attic	120	400	120	43.68	17,470
FGR	Garage	0	400	160	58.23	23,294
FOP	Open Porch	0	16	2	18.20	291
FUS	Finished Upper Story	688	688	688	145.59	100,164
WDK	Deck	0	338	34	14.64	4,950
Ttl Gross Liv / Lease Area		2,012	4,574	2,481		361,201

