

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
OLEKSIK WENDY S TT MONOMOY REALTY TRUST TWO 500 FRANKLIN ST			0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
			0	No Sewer	0	Paved	0	Average	RESIDNTL	0101	41,000	41,000	
DUXBURY MA 02332			SUPPLEMENTAL DATA				RESIDNTL	0130	42,210	42,210	VISION		
			Alt Prcl ID		Cyclical		3	RES LAND	0130	152,005			
Scnd Hom		Exemption			RESIDNTL	0130	20,335	20,335					
Tax Class	T	W			COMMERC.	0310	78,390	78,390					
Tot Fin Are	1712	District			COM LAND	0310	282,295	282,295					
Total Acres	4.8	Res Exem			COMMERC.	0310	37,765	37,765					
Chapter La		Assoc Pid#			Total			654,000	654,000				
GIS ID	F_864274_2850317												

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
OLEKSIK WENDY S TT ZIKO PETER A			34694	0081	06-19-2007	Q	I	400,000	00	Year	Code	Assessed	Year	Code	Assessed	
			20599	0019	09-26-2001	U	I	100	1F	2023	0101	44,100	2022	0101	38,500	2021
										0130	44,555		0130	44,555	0130	25,165
										0130	166,110		0130	138,250	0130	107,520
										0130	8,120		0130	8,120	0130	8,120
										0310	37,765		0310	37,765	0310	37,765
			Total								669,200			584,000	Total	440,400

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			161,600
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			58,100
Appraised Land Value (Bldg)			434,300
Special Land Value			0
Total Appraised Parcel Value			654,000
Valuation Method			C
Total Appraised Parcel Value			654,000

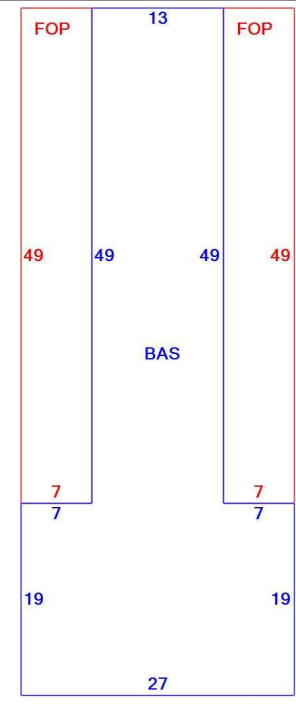
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
14685	10-24-1997	MN	Maintenance	2,500		100		REBUILD KENNEL ROOF	04-30-2014	SJD	7	1	00	Measure & Listed
									04-12-2013	VGS			20	Field Review
									07-19-1999	RWF		1	00	Measure & Listed

LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustment	Adj Unit Pric	Land Value	
1	0310	Pri Comm	RC	Primary	43,560	SF 8.75	1.00000	5	1.00	0050	1.000	RES NBHD 1010 WITH DOG		0	8.75	381,200
1	0310	Pri Comm	RC	Residual	3.800	AC 35,000.00	0.39915	5	1.00	0050	1.000			0	0.32	53,100
Total Card Land Units					4.80	AC	Parcel Total Land Area: 4.80					Total Land Value		434,300		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	100	Kennel			
Model	94	Commercial			
Grade	03	Average			
Stories	1				
Occupancy	1.00				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	04	Plywood Panel			
Interior Wall 2					
Interior Floor 1	03	Concrete			
Interior Floor 2	05	Vinyl			
Heating Fuel	02	Oil			
Heating Type	05	Hot Water			
AC Type	03	Central			
Use Type	9	Misc/Other			
Bldg Use	0310	Pri Comm			
Total Rooms	3				
Total Baths	.5				
SF Finish Bsmt					
Lighting	03	Average			
Class	C	Class C			
Heat/AC	03	Average			
Pct Heated	100				
Baths/Plumbing	02	Average			
Ceiling/Wall	06	Ceil & Walls			
Rooms/Prtns	02	Average			
Wall Height	8.00				
Base Floor	1.00				
1st Floor Use					

MIXED USE		
Code	Description	Percentage
0310	Pri Comm	65
0130	Pri Res	35
		0

COST / MARKET VALUATION	
RCN	167,476
Year Built	1972
Effective Year Built	1993
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	28
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	72
Cns Sect Rcnld	120,600
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	% Good	Grade	Grade Adj	Appr. Value
FN1	Fence - Chain	L	300	24.00	1981	A	70	C	1.00	5,000
FN2	Fence - Wood	L	175	35.00	1981	A	70	C	1.00	4,300
PAV1	Paving - Asphal	L	2,600	4.00	2008	G	85	C	1.00	8,800
KEN	Kennel	L	672	70.00	2008	G	85	C	1.00	40,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,150	1,150	1,150	133.66	153,709	
FOP	Open Porch	0	686	103	20.07	13,767	
Ttl Gross Liv / Lease Area		1,150	1,836	1,253		167,476	



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OLEKSIK WENDY S TT MONOMOY REALTY TRUST TWO 500 FRANKLIN ST DUXBURY MA 02332		0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed	VISION					
		0	No Sewer	0	Paved	0	Average	RESIDNTL	0101	41,000	41,000						
								RESIDNTL	0130	42,210	42,210						
		SUPPLEMENTAL DATA						RES LAND	0130	152,005	152,005						
		Alt Prcl ID		Cyclical		3		RESIDNTL	0130	20,335	20,335						
		Scnd Home		Exemption		W		COMMERC.	0310	78,390	78,390						
		Tax Class T		District		Res Exem		COM LAND	0310	282,295	282,295						
		Tot Fin Area 1712		Res Exem				COMMERC.	0310	37,765	37,765						
		Total Acres 4.8		Assoc Pid#				Total		654,000	654,000						
		Chapter Lan															
		GIS ID F_864274_2850317															
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									0130	44,555		0130	44,555		0130	25,165	
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									0130	8,120		0130	8,120		0130	8,120	
									0310	37,765		0310	37,765		0310	37,765	
		Total						Total		669,200	Total		584,000	Total		440,400	
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
			Total	0.00													
ASSESSING NEIGHBORHOOD																	
Nbhd		Nbhd Name		B		Tracing		Batch									
0050																	
NOTES																	
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
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
2	0101	Single Fam			SF	0.00	1.00000	5	1.00		1.000			0.0000		0.00	0
Total Card Land Units					0.00	AC	Parcel Total Land Area			4.80	Total Land Value					0	

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area		
Model	01	Residential	Bsmt Type	06	
Grade	01	Low Cost	Unfin Area		None
Stories	1.25		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	02	Wall Board	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	05	Vinyl			74,723
Interior Floor 2			Net Other Adj		4,060
Heat Fuel	04	Electric	Replace Cost		78,783
Heat Type	07	Radiant-Elec.	Year Built		1920
AC Type	01	None	Effective Year Built		1973
Bedrooms	1		Depreciation Code		F
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		48
Total Rooms	3		Functional Obsol		
Bath Style	01	Old Style	External Obsol		
Kitchen Style	01	Old Style	Trend Factor		1.000
Extra Kitchens			Condition		
Fireplaces			Condition %		
Extra Openings			Percent Good		52
Gas Fireplaces			Cns Sect Rcnld		41,000
Sq Ft Fin Bsmt			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	02	Slab	Misc Imp Ovr		
Bsmt Garage			Misc Imp Ovr Comment		
Bsmt Area			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

<p>FAT BAS</p>	<p>FST</p>
18	18
24	18

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	432	432	432	103.21	44,586
FAT	Finished Attic	130	432	130	31.06	13,417
FST	Finished Utility Area	0	324	162	51.60	16,720
Ttl Gross Liv / Lease Area		562	1,188	724		74,723

