

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | |
|------------------|--|---|------------|-------------|---|--------------------|---------|-----------|----------|------------------------|
| JOHNSON BRIAN W | | | 0 Water | 0 Arterial | 0 Average | Description | Code | Appraised | Assessed | 905 DUXBURY, MA |
| JOHNSON JACLYN L | | | 0 No Sewer | 0 Paved | 0 Average | RESIDNTL | 1010 | 454,800 | 454,800 | |
| 400 LINCOLN ST | | SUPPLEMENTAL DATA | | | RES LAND | 1010 | 351,500 | 351,500 | | |
| DUXBURY MA 02332 | | Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2470 Total Acres .96 Chapter Lan GIS ID F_867487_2848248 | | | Cyclical 3 Exemption W District Res Exem Assoc Pid# | RESIDNTL | 1010 | 62,700 | 62,700 | |
| | | | | | | | Total | 869,000 | 869,000 | |

VISION

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | |
|--|--|--------------------------|--------------------------|--------|--------|--------------|----------|--------------------------------|-------|----------|-------|---------|----------|
| JOHNSON BRIAN W | | 48640 0280 | 07-07-2017 | Q | I | 660,000 | 00 | Year | Code | Assessed | Year | Code | Assessed |
| SCUDDER BAY INVESTMENT CORP | | 45337 0203 | 03-18-2015 | U | I | 100 | 1A | 2023 | 1010 | 488,300 | 2022 | 1010 | 428,000 |
| CORCORAN ROBERT J | | 44877 0062 | 10-27-2014 | U | I | 1 | 1A | | 1010 | 365,500 | | 1010 | 301,200 |
| FITZPATRICK TIJEN B & ATABAY KERO & ATABAY JALE & KERO | | 40867 0036 20060 0206 | 01-18-2012 06-22-2001 | U Q | I I | 1 620,000 | 1F 00 | | 1010 | 36,800 | | 1010 | 36,800 |
| | | | | | | | Total | 890,600 | Total | 766,000 | Total | 696,700 | |

| 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

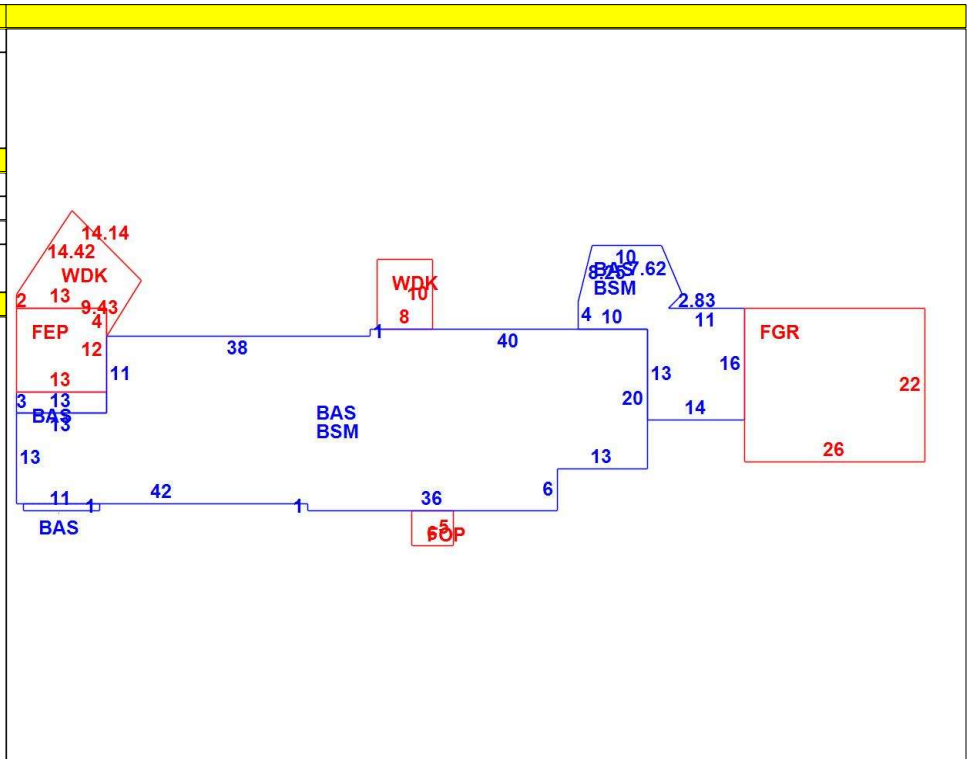
| ASSESSING NEIGHBORHOOD | | | | |
|------------------------|-----------|---|---------|-------|
| Nbhd | Nbhd Name | B | Tracing | Batch |
| 0050 | | | | |

| APPRAISED VALUE SUMMARY | |
|-------------------------------|---------|
| Appraised Bldg. Value (Card) | 454,800 |
| Appraised Xf (B) Value (Bldg) | 0 |
| Appraised Ob (B) Value (Bldg) | 62,700 |
| Appraised Land Value (Bldg) | 351,500 |
| Special Land Value | 0 |
| Total Appraised Parcel Value | 869,000 |
| Valuation Method | C |
| Total Appraised Parcel Value | 869,000 |

| 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 |
| 2017-75 | 03-20-2017 | RM | Remodel | 31,800 | 11-28-2017 | 100 | | CONSTRUCT A NEW BATHROO | 11-28-2017 | SJD | 9 | | 01 | Measure - No Entry |
| 2014-223 | 10-29-2014 | MN | Maintenance | 21,000 | | 100 | | REPLACE 10 WINDOWS, 2 DO | 04-12-2013 | VGS | | | 20 | Field Review |
| 516 | 10-25-2004 | MS | Miscellaneous | 3,000 | 09-30-2005 | 100 | | 6X16 DECK | 03-04-2013 | KP | 0 | 1 | 00 | Measure & Listed |
| 20010371 | 09-18-2001 | AD | Addition | 15,000 | 05-29-2002 | 100 | | AD ROOM 12X13 & DK | 05-29-2002 | KP | | 1 | 00 | Measure & Listed |
| 13983 | 03-29-1996 | NC | New Construct | 17,000 | | 100 | | 22X38 ING HTD G POOL | | | | | | |
| 13982 | 03-29-1996 | DM | Demolish | 1,000 | | 100 | | DEM 16X32 ING POOL | | | | | | |

| 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 | 0.042 | AC | 35,000.00 | 1.00000 | 5 | 1.00 | 0050 | 1.000 | | 1.0000 | 0.83 | 1,500 |
| Total Card Land Units | | | | | 0.96 | AC | Parcel Total Land Area | | | | | 0.96 | Total Land Value | | | 351,500 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|------|----------------|---------------------------------|------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 01 | Ranch | Bsmt Area | 2420 | |
| Model | 01 | Residential | Bsmt Type | 03 | |
| Grade | 06 | Good | Unfin Area | 0.00 | Partial |
| Stories | 1 | | | | |
| 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 | | Factor% |
| Interior Wall 1 | 05 | Drywall | Condo Unit | | |
| Interior Wall 2 | | | COST / MARKET VALUATION | | |
| Interior Floor 1 | 09 | Pine/Soft Wood | Net Other Adj | | 569,684 |
| Interior Floor 2 | | | Replace Cost | | 53,288 |
| Heat Fuel | 02 | Oil | Year Built | | 1950 |
| Heat Type | 04 | Forced Air-Duc | Effective Year Built | | 1994 |
| AC Type | 03 | Central | Depreciation Code | | G |
| Bedrooms | 4 | | Remodel Rating | | |
| Full Baths | 4 | | Year Remodeled | | |
| Half Baths | 1 | | Depreciation % | | 27 |
| Extra Fixtures | 2 | | 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 | | 73 |
| Extra Openings | 0 | | Cns Sect Rcnld | | 454,800 |
| Gas Fireplaces | 0 | | Dep % Ovr | | |
| Sq Ft Fin Bsmt | 546 | | Dep Ovr Comment | | |
| FBM Quality | 02 | Low Quality | Misc Imp Ovr | | |
| Foundation | 05 | Conc Block | Misc Imp Ovr Comment | | |
| Bsmt Garage | 0 | | Cost to Cure Ovr | | |
| Bsmt Area | 2420 | | 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 |
|------|----------------|-----|-------|------------|--------|----------|------|-------|------------|-------------|
| SPL1 | Ing Pool - Ave | L | 720 | 64.00 | 1995 | A | 70 | C | 1.00 | 32,300 |
| BTH | Cabana | L | 264 | 106.00 | 1995 | A | 70 | C | 1.00 | 19,600 |
| WDK | Deck | L | 441 | 21.00 | 1980 | A | 70 | C | 1.00 | 6,500 |
| PERG | PERGOLA | L | 89 | 35.00 | 1980 | A | 70 | C | 1.00 | 2,200 |
| SHD1 | Shed | L | 140 | 21.00 | 2007 | A | 70 | C | 1.00 | 2,100 |

BUILDING SUB-AREA SUMMARY SECTION

| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
|----------------------------|-------------------------|-------------|------------|----------|-----------|----------------|
| BAS | First Floor | 2,471 | 2,471 | 2,471 | 172.32 | 425,798 |
| BSM | Basement | 0 | 2,421 | 484 | 34.45 | 83,402 |
| FEP | Finished Enclosed Porch | 0 | 156 | 94 | 103.83 | 16,198 |
| FGR | Garage | 0 | 572 | 229 | 68.99 | 39,461 |
| FOP | Open Porch | 0 | 30 | 5 | 28.72 | 862 |
| WDK | Deck | 0 | 234 | 23 | 16.94 | 3,963 |
| Ttl Gross Liv / Lease Area | | 2,471 | 5,884 | 3,306 | | 569,684 |

