

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
DAVID JACQUELINE B TT			0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
JACQUELINE B DAVID 2018 LIVING T			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	412,400	412,400	
328 TONSET RD					0	Heavy			RES LAND	1010	481,100	481,100	
ORLEANS MA 02653			SUPPLEMENTAL DATA						RESIDNTL	1010	2,900	2,900	
Alt Prcl ID			Cyclical			3							VISION
Scnd Home			Exemption										
Tax Class T			W										
Tot Fin Area 1480			District										
Total Acres 1.168			Res Exem										
Chapter Lan													
GIS ID F_870090_2846848			Assoc Pid#										
									Total		896,400	896,400	

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
COBURN KYLE			57946 47	05-25-2023	Q	I	803,000	00	Year	Code	Assessed	Year	Code	Assessed			
DAVID JACQUELINE B TT			50435 0124	10-23-2018	U	I	1	1A	2023	1010	319,400	2022	1010	294,200			
DAVID ROBERT E			3847 0416	12-18-1972	U	I	47,500	1		1010	516,400		1010	328,100			
										1010	1,700		1010	1,700			
									Total		837,500	Total		624,000	Total		597,400

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) 412,400			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				
ASSESSING NEIGHBORHOOD							Appraised Ob (B) Value (Bldg) 2,900					
Nbhd	Nbhd Name		B	Tracing		Batch		Appraised Land Value (Bldg) 481,100				
0060							Special Land Value 0					
NOTES							Total Appraised Parcel Value 896,400					
							Valuation Method C					
							Total Appraised Parcel Value 896,400					

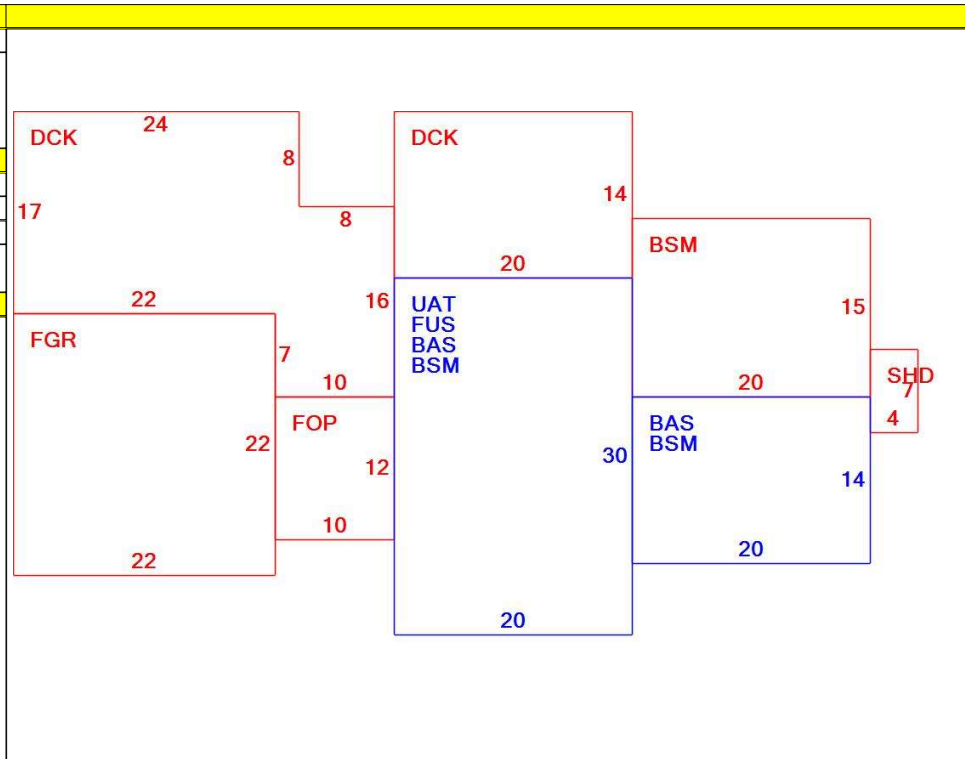
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
BPO-23-333	09-15-2023	AD	Addition	40,000		0		ADD 21X14 DECK. ADD NEW B	12-11-2018	SJD	9		01	Measure - No Entry
BPO-23-264	07-20-2023	RM	Remodel	83,000		0		RENO KTCHN,PWDR RM,MAIN	04-12-2013	VGS			20	Field Review
QPO-23-20	07-07-2023	MN	Maintenance	2,896		100		WEATHERIZATION/AIR SEALIN	07-24-2007	BSB		1	00	Measure & Listed
19990082	03-09-1999	MN	Maintenance	2,800		100		REROOF PORTN OF HSE						

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	0060	1.341		1.0000	11.74	469,400
1	1010	Single Family	RC	Residual	0.250 AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.07	11,700
Total Card Land Units					1.17 AC	Parcel Total Land Area					1.17	Total Land Value			481,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1180	
Model	01	Residential	Bsmt Type	03	
Grade	06	Good	Unfin Area	210.00	Partial
Stories	2				
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	01	None			
Bedrooms	3				
Full Baths	1				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1100				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1180				

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

COST / MARKET VALUATION		
Net Other Adj		486,385
Replace Cost		56,260
Year Built		1972
Effective Year Built		1997
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		24
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		76
Cns Sect Rcnld		412,400
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
PERG	PERGOLA	L	120	35.00	1990	A	70	C	1.00	2,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	880	880	880	230.41	202,756
BSM	Basement	0	1,180	236	46.08	54,376
DCK	Deck	0	830	83	23.04	19,124
FGR	Garage	0	484	194	92.35	44,699
FOP	Open Porch	0	120	18	34.56	4,147
FUS	Finished Upper Story	600	600	600	230.41	138,243
SHD	Attached Shed	0	28	10	82.29	2,304
UAT	Unfinished Attic	0	600	90	34.56	20,736
Ttl Gross Liv / Lease Area		1,480	4,722	2,111		486,385

