

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
SERATA TAMARA L TT			0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed
TAMARA L SERATA LIVING TRUST			0	No Sewer	0	Paved	0	Average	RESIDNTL	1020	431,900	431,900
521 WEST ST #A2					0	Heavy			RESIDNTL	1020	10,500	10,500
<b>SUPPLEMENTAL DATA</b>												
DUXBURY MA 02332			Alt Prcl ID 082/070.0-0250-0000.			Cyclical Exemption W			3			
			Scnd Hom			District						
			Tax Class T			Res Exem						
			Tot Fin Are 1597			Assoc Pid#						
			Total Acres									
			Chapter La									
			GIS ID F_868356_2846541									
										Total	442,400	442,400

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
SERATA TAMARA L TT							57155	180	08-22-2022	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SERATA TAMARA L							46622	0239	02-25-2016	Q	I	306,500	00	2023	1020	398,300	2022	1020	322,400	2021	1020	307,500
MACLAREN JOHN R							43032	0029	05-07-2013	U	I	100	1A		1020	8,100		1020	8,100		1020	8,100
MACLAREN HEIDI E							41843	0320	08-24-2012	Q	I	294,600	00									
BRENNAN LYNNE M							32620	0344	05-03-2006	Q	I	430,000	00									
										Total	406,400	Total	330,500	Total	315,600							

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0001				

  

APPRAISED VALUE SUMMARY					
Appraised Bldg. Value (Card)					431,900
Appraised Xf (B) Value (Bldg)					0
Appraised Ob (B) Value (Bldg)					10,500
Appraised Land Value (Bldg)					0
Special Land Value					0
Total Appraised Parcel Value					442,400
Valuation Method					C
Total Appraised Parcel Value					442,400

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
2018-8	01-12-2018	RM	Remodel	26,000	03-26-2019	100		KITCHEN AND 2ND FLOOR B		11-17-2021	SJT	10		20	Field Review
2013-217	11-27-2013	MN	Maintenance	6,000		100		STRIP & REROOF APPROX 1		03-26-2019	SJT	5	1	06	Inspection Only
										08-21-2018	JLF	5		12	Property Estimated - No Ac
										03-15-2016	SJD	9	1	00	Measure & Listed
										07-16-2013	SJD	3		30	Quality Control
										07-01-1996	BB			70	Prior Inspection

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	1020	Condo			0.000	AC	0.00	1.00000	0	1.00	0000	1.000		0.0000	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.00	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium	AMENITY 1	2	Deck
Model	05	Res Condo	Amenity 2	4	WO Bsmt
Grade	05	Ave/Good	Amenity 3		
Stories	2				
Occupancy					
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
CNS Bedrooms	2				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	4				
Bath Style	02	Average			
Kitchen Style	02	Average			
Kitchen Type	4	Full Eat-In			
Kitchen Func	5				
Parking Class	3	Deeded			
SF Basement	610				
Bsmt Garage	0				
Fireplaces	1				
Part Bedroom	0				
FBM Quality	03	Average			
SF Fin Bsmt	400				
Extra Openings	0				
Gas Fireplace	0				
Parking					
AMENITY 1	2	Deck			
Amenity 2	4	WO Bsmt			

CONDO DATA			
Parcel Id	8027	C   8027	Own
	The Township	B   1	S   1
Adjust Type	Code	Description	Factor%
Condo Flr	B2TC	2 Bedroom TC	136
Condo Unit	1A	1A	100

COST / MARKET VALUATION	
Net Other Adj	566,074
Replace Cost	25,625
Year Built	591,703
Effective Year Built	1984
Depreciation Code	1994
Remodel Rating	A
Year Remodeled	
Depreciation %	27
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	73
Cns Sect Rcnld	431,900
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

FUS (625 sf)
BAS (703 sf)
BSM (610 sf)
WDK (80 sf)
WDK (64 sf)

**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	288	52.00	1984	A	70	C	1.00	10,500

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	703	703	703	386.66	271,824
BSM	Basement	0	610	122	77.33	47,173
FUS	Finished Upper Story	625	625	625	386.66	241,664
WDK	Deck	0	144	14	37.59	5,413
Ttl Gross Liv / Lease Area		1,328	2,082	1,464		566,074

