

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
TOBIN DAVID E			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed
SULLIVAN JENNIFER L			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	447,600	447,600
156 PLANTATION DR				0 Medium		RES LAND	1010	472,300	472,300
<b>SUPPLEMENTAL DATA</b>									
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2368 Total Acres .978 Chapter Lan		Cyclical Exemption W District Res Exem					
		GIS ID F_864652_2848066		Assoc Pid#		Total 919,900 919,900			

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TOBIN DAVID E		23571 0002	12-03-2002	Q	I	475,000	00	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	338,800	2022	1010	309,400
									1010	507,000		1010	322,000
								Total		845,800	Total		631,400
								Total			Total		591,000

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	447,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	472,300
Special Land Value	0
Total Appraised Parcel Value	919,900
Valuation Method	C
Total Appraised Parcel Value	919,900

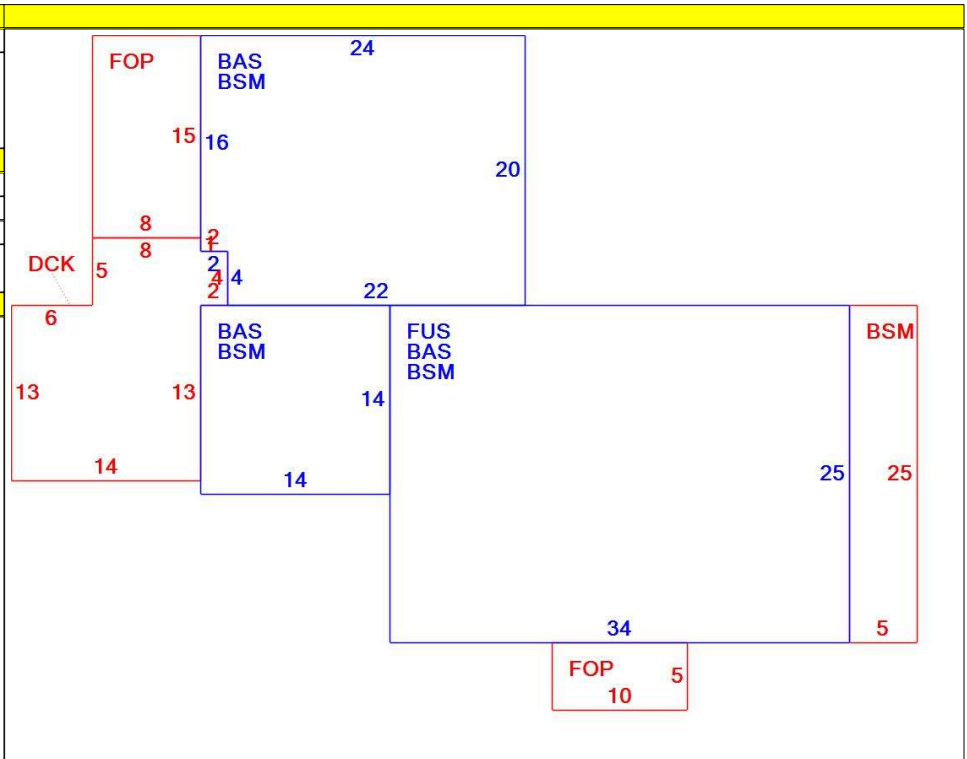
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			

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
2016-230	11-08-2016	MN	Maintenance	15,000		100		REPLACE WOOD SHINGLES	09-12-2018	SJD	6		20	Field Review
373	10-17-2006	AD	Addition	54,000	07-02-2007	100		396' 1STY,DK,F ENTRY	04-12-2013	VGS			20	Field Review
12762	04-29-1993	RM	Remodel	1,300	01-01-1994	100		REMOV+REPLC15X8DECK	07-02-2007	BSB		1	00	Measure & Listed

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	0.063 AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.06	2,900
Total Card Land Units					0.98 AC	Parcel Total Land Area					0.98	Total Land Value			472,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1643	
Model	01	Residential	Bsmt Type	03	
Grade	06	Good	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		569,145
Interior Floor 2			Replace Cost		19,865
Heat Fuel	02	Oil	Year Built		589,009
Heat Type	05	Hot Water	Effective Year Built		1971
AC Type	01	None	Depreciation Code		1997
Bedrooms	4		Remodel Rating		G
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		24
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		76
Extra Openings	0		Cns Sect Rcnd		447,600
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	2		Cost to Cure Ovr		
Bsmt Area	1643		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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,518	1,518	1,518	207.26	314,625	
BSM	Basement	0	1,643	329	41.50	68,190	
DCK	Deck	0	230	23	20.73	4,767	
FOP	Open Porch	0	170	26	31.70	5,389	
FUS	Finished Upper Story	850	850	850	207.26	176,174	
Ttl Gross Liv / Lease Area		2,368	4,411	2,746		569,145	



156 PLANTATION DR

