

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WHELAN TONY J			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
WHELAN JENNIFER			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	599,100	599,100	
15 ALEXANDER WAY				0 Medium		RES LAND	1010	350,400	350,400	
						RESIDNTL	1010	129,900	129,900	
<b>SUPPLEMENTAL DATA</b>										
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2702 Total Acres .923 Chapter Lan				Cyclical 3 Exemption W District Res Exem						
DUXBURY MA 02332	GIS ID F_867713_2848060		Assoc Pid#		Total 1,079,400 1,079,400					

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
WHELAN TONY J	LCC	127366	08-24-2018	Q	I	775,000	00	Year	Code	Assessed	Year	Code	Assessed			
REINHALTER EMIL R TT & REINHALTER	MARI	0	02-21-2017	U	I	100	1A	2023	1010	462,100	2022	1010	425,000			
REINHALTER MARIANNE C	LCC	114358	02-22-2010	U	I	100	1A		1010	364,400		1010	300,300			
									1010	77,000		1010	77,000			
Total								903,500		Total		802,300		Total		704,000

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

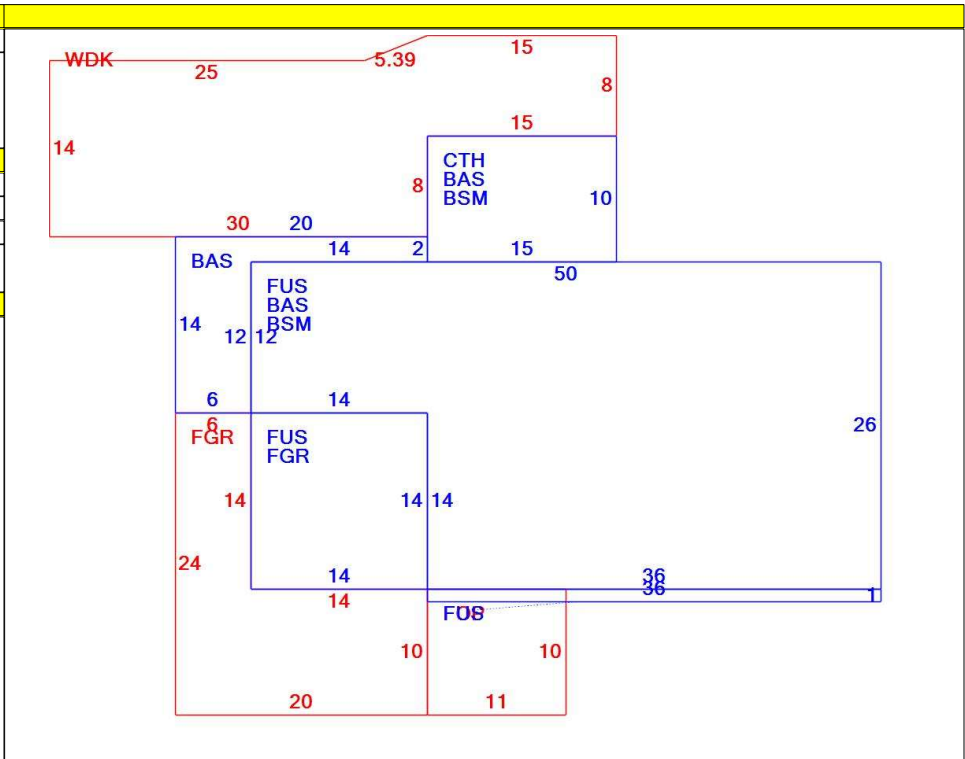
  

APPRAISED VALUE SUMMARY										
Appraised Bldg. Value (Card)									599,100	
Appraised Xf (B) Value (Bldg)									0	
Appraised Ob (B) Value (Bldg)									129,900	
Appraised Land Value (Bldg)									350,400	
Special Land Value									0	
Total Appraised Parcel Value									1,079,400	
Valuation Method									C	
Total Appraised Parcel Value									1,079,400	

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
181	05-19-2006	NC	New Construct	50,000		100		BARN/LOFT/2,10X24SHD		12-05-2019	SJD	9		01	Measure - No Entry
180	05-19-2006	MS	Miscellaneous	7,000	08-24-2006	100		FOUNDATION 20X32 BARN		09-10-2018	SJD			20	Field Review
397	08-26-2005	MS	Miscellaneous	20,000	08-24-2006	100		INGRD 20X36 GUN POOL		04-12-2013	VGS			20	Field Review
389	08-23-2005	AD	Addition	13,000		100		10X15 1 STRY RE-ROOF		06-30-2007	KP		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	PD	Primary	40,000	SF 8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000	
1	1010	Single Family	PD	Residual	0.006	AC 35,000.00	1.75438	5	1.00	0050	1.000		1.0000	1.61	400	
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			350,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1254	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2					S
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			664,109
Interior Floor 2			Net Other Adj		66,555
Heat Fuel	02	Oil	Replace Cost		730,665
Heat Type	05	Hot Water	Year Built		1985
AC Type	03	Central	Effective Year Built		2003
Bedrooms	4		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		18
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		82
Gas Fireplaces	0		Cns Sect Rcnd		599,100
Sq Ft Fin Bsmt	1152		Dep % Ovr		
FBM Quality	04	Above Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1254		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
BRN5	Barn - 2 Story	L	1,760	69.00	2006	A	70	C	1.00	85,000
SPL2	Ing Pool-Good	L	720	89.00	2006	A	70	C	1.00	44,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,366	1,366	1,366	205.48	280,685
BSM	Basement	0	1,254	251	41.13	51,575
CTH	Cathedral Ceiling	0	150	15	20.55	3,082
FGR	Garage	0	480	192	82.19	39,452
FOP	Open Porch	0	110	17	31.76	3,493
FUS	Finished Upper Story	1,336	1,336	1,336	205.48	274,521
WDK	Deck	0	545	55	20.74	11,301
Ttl Gross Liv / Lease Area		2,702	5,241	3,232		664,109

