

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
ROBERTS BARRY C			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	
ROBERTS PATRICIA M			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	617,700	617,700	
71 GIFFORD WAY		SUPPLEMENTAL DATA			0 Light	RES LAND	1010	472,200	472,200	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2755 Total Acres .979 Chapter Lan GIS ID F_869829_2847361			Cyclical 3 Exemption W District Res Exem Assoc Pid#		Total		1,089,900	1,089,900

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ROBERTS BARRY C		18894 0152	09-20-2000	Q	V	522,000	00	Year	Code	Assessed	Year	Code	Assessed
MANTEIGA MICHAEL M		16305 0062	06-17-1998	U	V	130,000	1P	2023	1010	465,700	2022	1010	405,500
MERRY STANLEY H & ALICE N CHARITA		15045 0086	03-24-1997	U	V	100	1F		1010	506,800	2021	1010	322,000
MERRY STANLEY H		15045 0031	03-24-1997	U	V	100	1F	Total		972,500	Total		727,500
								Total		701,500	Total		701,500

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)	617,700		
Appraised Xf (B) Value (Bldg)	0		
Appraised Ob (B) Value (Bldg)	0		
Appraised Land Value (Bldg)	472,200		
Special Land Value	0		
Total Appraised Parcel Value	1,089,900		
Valuation Method	C		
Total Appraised Parcel Value	1,089,900		

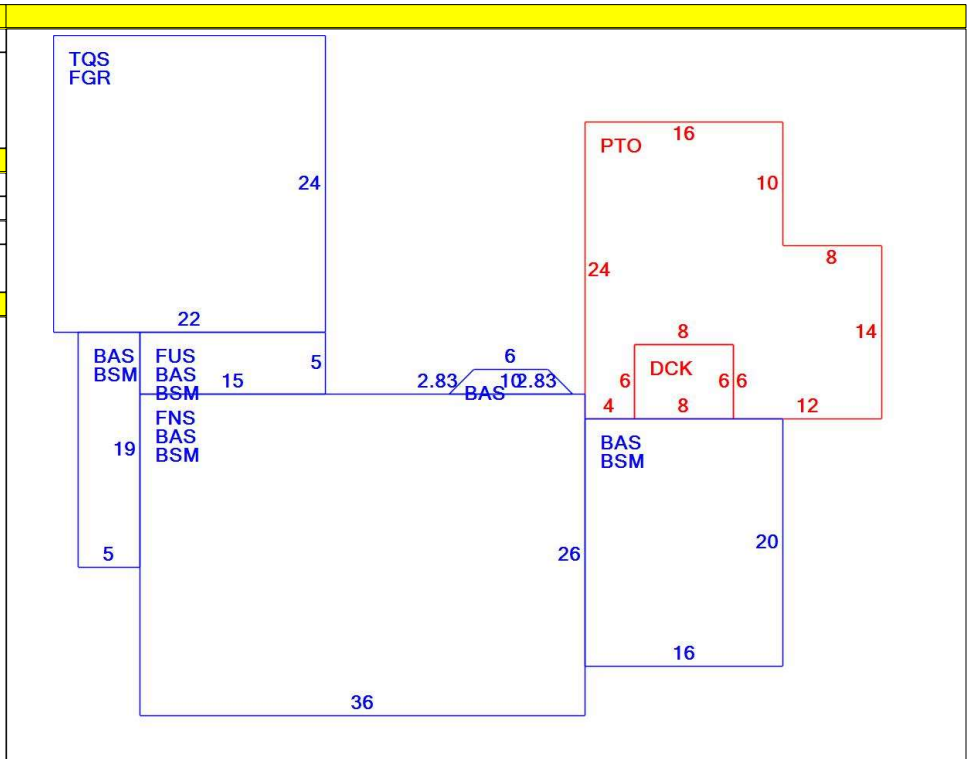
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			

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
2017-30	02-23-2017	MN	Maintenance	16,000		100		STRIP & REROOF			04-29-2014	JLF	10	1	00	Measure & Listed
2017-37	02-06-2017	SP	Solar Panels	55,000		100		INSTALL SOLAR PANELS			04-12-2013	VGS			20	Field Review
20010067	03-06-2001	RM	Remodel	25,000	09-23-2002	100		FRAME&INSULATE WALL			09-23-2002	KP		1	00	Measure & Listed
14901	04-28-1998	NC	New Construct	155,000	11-16-1998	100		26X36 CAPE ATT GAR								

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	0.060	AC 35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.07	2,800
Total Card Land Units					0.98	AC	Parcel Total Land Area					0.98	Total Land Value		472,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1396	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.85				
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		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		684,065
Interior Floor 2	14	Carpet	Replace Cost		735,324
Heat Fuel	02	Oil	Year Built		1998
Heat Type	05	Hot Water	Effective Year Built		2005
AC Type	01	None	Depreciation Code		A
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		16
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		84
Extra Openings	0		Cns Sect Rcnld		617,700
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	730		Dep Ovr Comment		
FBM Quality	04	Above Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1396		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
SLR	Solar Panels	L	1	1050.00	2017	E	100	B	1.50	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,442	1,442	1,442	208.68	300,922
BSM	Basement	0	1,426	285	41.71	59,475
DCK	Deck	0	48	5	21.74	1,043
FGR	Garage	0	528	211	83.39	44,032
FNS	Finished 90% Story	842	936	842	187.73	175,712
FUS	Finished Upper Story	75	75	75	208.68	15,651
PTO	Patio	0	448	22	10.25	4,591
TQS	Three Quarter Story	396	528	396	156.51	82,639
Ttl Gross Liv / Lease Area		2,755	5,431	3,278		684,065

