

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
HICKEY JOHN V			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	
CAWLEY MAUREEN			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	698,000	698,000	
11 GIFFORD WAY				0 Light		RES LAND	1010	395,200	395,200	
SUPPLEMENTAL DATA										
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2890 Total Acres 1.338 Chapter Lan		Cyclical 3 Exemption W District Res Exem						
GIS ID F_870343_2848526		Assoc Pid#						Total		1,093,200

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
HICKEY JOHN V		46087 0087	09-28-2015	Q	I	612,500	00	Year	Code	Assessed	Year	Code	Assessed	
STEPHENSON FRANK H & JANE B		16605 0187	09-16-1998	U	I	419,751	1	2023	1010	536,000	2022	1010	509,800	
MEDEIROS SHEILA R		16100 0079	04-16-1998	U	I	130,000	1P		1010	424,200		1010	269,500	
MARILYNN RLTY TRUST		16100 0079	04-06-1998	Q	I	130,000	00							
MERRY STANLEY H & ALICE N CHARITA		15045 0086	03-24-1997	U	I	100	1F							
Total								960,200	Total		779,300	Total		705,100

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)			698,000
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			0
Appraised Land Value (Bldg)			395,200
Special Land Value			0
Total Appraised Parcel Value			1,093,200
Valuation Method			C
Total Appraised Parcel Value			1,093,200

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
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
20000507	12-27-2000	AD	Addition	20,000	01-01-2003	100		22X26 10X18 FBM		05-05-2016	SJD	9	1	00	Measure & Listed
14898	04-15-1998	NC	New Construct	164,000	11-20-1998	100		28X36 2 STY GAR ATT		06-02-2014	SJD	10		12	Property Estimated - No Ac
										04-12-2013	VGS			20	Field Review
										02-26-2009	KP			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			ES80	0.8000	9.39	375,500
1	1010	Single Family	RC	Residual	0.420	AC 35,000.00	1.00000	5	1.00	0060	1.341				1.0000	1.08	19,700
Total Card Land Units					1.34	AC	Parcel Total Land Area				1.34	Total Land Value				395,200	

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1388	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2	11	Clapboard			B
Roof Structure	03	Gable			S
Roof Cover	03	Asphalt	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	COST / MARKET VALUATION		
Interior Floor 2	14	Carpet	Net Other Adj		765,994
Heat Fuel	03	Gas	Replace Cost		64,920
Heat Type	04	Forced Air-Duc	Year Built		830,914
AC Type	03	Central	Effective Year Built		1998
Bedrooms	4		Depreciation Code		2005
Full Baths	2		Remodel Rating		A
Half Baths	1		Year Remodeled		
Extra Fixtures	4		Depreciation %		16
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		84
Gas Fireplaces	0		Cns Sect Rcnd		698,000
Sq Ft Fin Bsmt	875		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1388		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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprc Value
BAS	First Floor	1,352	1,352	1,352	223.65	302,372
BSM	Basement	0	1,388	278	44.79	62,174
FGR	Garage	0	576	230	89.30	51,439
FNS	Finished 90% Story	518	576	518	201.13	115,850
FUS	Finished Upper Story	1,020	1,020	1,020	223.65	228,121
PTO	Patio	0	190	10	11.77	2,236
UEE	Unfin. Enclosed Entry	0	48	17	79.21	3,802
Ttl Gross Liv / Lease Area		2,890	5,150	3,425		765,994

