

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SPRAGUE BRIAN B			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
SPRAGUE DENILLE M			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	1,466,600	1,466,600	
467 CONGRESS ST				0 Heavy		RES LAND	1010	396,000	396,000	
SUPPLEMENTAL DATA										
DUXBURY MA 02332		Alt Prcl ID	Cyclical 4							
		Scnd Home	Exemption							
		Tax Class T	W							
		Tot Fin Area 5554	District							
		Total Acres 5.990	Res Exem							
		Chapter Lan								
		GIS ID F_862618_2846279	Assoc Pid#							
							Total	2,031,700	2,031,700	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SPRAGUE BRIAN B		46678 0293	03-11-2016	Q	I	915,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
ERIKSSON RICHARD C & ANNA MARIE		19191 0091	12-20-2000	Q	I	1,375,000	00	2023	1010	1,125,700	2022	1010	1,033,500	2021	1010	850,600
SELIG BRUCE A		14339 0294	05-06-1996	U	I	360,000	1		1010	435,600		1010	363,200		1010	303,600
HOLMES KATHLEEN M		14085 0274	01-18-1996	U	I	100	1F		1010	128,800		1010	128,800		1010	128,800
							Total	1,690,100	Total	1,525,500	Total	1,283,000				

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)	1,466,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	169,100
Appraised Land Value (Bldg)	396,000
Special Land Value	0
Total Appraised Parcel Value	2,031,700
Valuation Method	C
Total Appraised Parcel Value	2,031,700

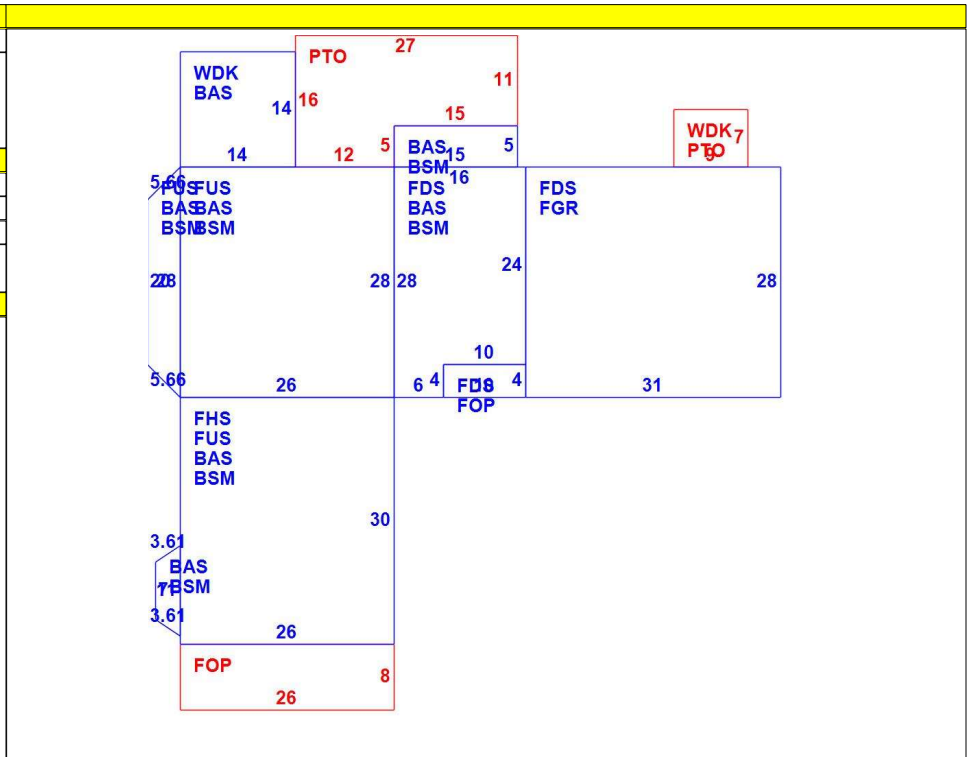
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES										
IN-LAW APT. OVER GARAGE										

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
58	06-08-2006	MS	Miscellaneous	10,900		100		ROOF		07-11-2016	SJD	9		01	Measure - No Entry
386	08-22-2005	MS	Miscellaneous	15,000		100		18X22 POOL CABANA		04-12-2013	VGS			20	Field Review
299	06-27-2005	MS	Miscellaneous	19,000		100		18X36 H INGR VPOOL		12-17-2012	SJD	3	1	30	Quality Control
14061	05-23-1996	NC	New Construct	30,000		100		19X51,12X25,22X22BRN		09-20-2012	KP	6		30	Quality Control
13776	08-02-1995	NC	New Construct	294,050	12-02-1996	100		2 STRY DWEL W/GARAGE		08-30-2007	RWF		1	00	Measure & Listed
13703	06-14-1995	RM	Remodel	6,000	12-02-1996	100		REMOVE ROOFING &SIDE							

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	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	1.578 AC	35,000.00	0.70697	5	1.00	0050	1.000		1.0000	0.57	39,000
1	1010	Single Family	RC	Undevelop	3.494 AC	2,000.00	1.00000	0	1.00	0050	1.000		1.0000	0.05	7,000
Total Card Land Units					5.99 AC	Parcel Total Land Area					5.99	Total Land Value			396,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2114	
Model	01	Residential	Bsmt Type	04	
Grade	10	Custom +	Unfin Area	0.00	Full
Stories	2.5				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B S
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		1,612,755
Interior Floor 2	14	Carpet	Replace Cost		1,746,006
Heat Fuel	02	Oil	Year Built		1996
Heat Type	05	Hot Water	Effective Year Built		2005
AC Type	03	Central	Depreciation Code		A
Bedrooms	6		Remodel Rating		
Full Baths	5		Year Remodeled		
Half Baths	1		Depreciation %		16
Extra Fixtures	5		Functional Obsol		
Total Rooms	12		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	1		Condition %		
Fireplaces	2		Percent Good		84
Extra Openings	0		Cns Sect Rcnld		1,466,600
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	1100		Dep Ovr Comment		
FBM Quality	05	Living Area	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	2114		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
STB1	Stable	L	1,363	28.00	1996	A	70	B	1.50	40,100
FGR1	Garage - 1 Sto	L	484	52.00	1996	A	70	B	1.50	26,400
PHS	Pool House	L	280	143.00	2005	A	70	B	1.50	42,000
SPL2	Ing Pool-Good	L	648	89.00	2006	A	70	B	1.50	60,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,310	2,310	2,310	251.68	581,377
BSM	Basement	0	2,114	423	50.36	106,460
FDS	Finished 95% Story	1,250	1,316	1,250	239.06	314,598
FGR	Garage	0	868	347	100.61	87,332
FHS	Finished Half Story	390	780	390	125.84	98,155
FOP	Open Porch	0	248	37	37.55	9,312
FUS	Finished Upper Story	1,604	1,604	1,604	251.68	403,692
PTO	Patio	0	420	21	12.58	5,285
WDK	Deck	0	259	26	25.27	6,544
Ttl Gross Liv / Lease Area		5,554	9,919	6,408		1,612,755

