

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
JENO SAMANTHA ROY		0	Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
JENO JOSEPH		0	No Sewer	0 Paved	0 Average	RESIDNTL	1010	538,600	538,600	
110 KING PHILLIPS PATH				0 Medium		RES LAND	1010	352,500	352,500	
DUXBURY MA 02332						RESIDNTL	1010	10,100	10,100	
SUPPLEMENTAL DATA										
Alt Prcl ID		Scnd Home		Cyclical Exemption						
Tax Class T		Tot Fin Area 2051		District W						
Total Acres 1.030		Chapter Lan		Res Exem						
GIS ID F_861764_2845912		Assoc Pid#								
						Total		901,200	901,200	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
JENO SAMANTHA ROY	55172	177	06-21-2021	Q	I	1,000,000	00	Year	Code	Assessed	Year	Code	Assessed			
MACLEOD DENNIS J	17502	209	05-27-1999	U	I	1	1	2023	1010	575,600	2022	1010	509,100			
WOODWARD THERESA L	11645	110	02-11-1993	U	V	1	1F		1010	366,500		1010	302,100			
									1010	7,200		1010	7,200			
								Total		949,300	Total		818,400	Total		649,700

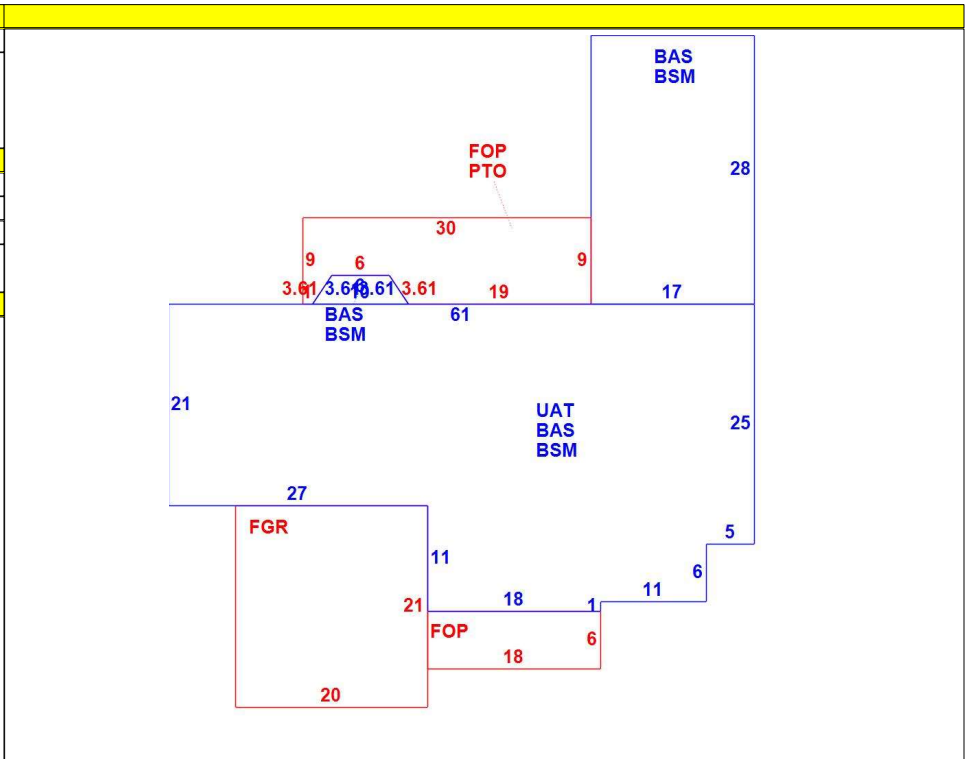
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int								
2024	22	22 VETERAN	400.00														
			Total				400.00										

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0050								
NOTES								
				Appraised Bldg. Value (Card) 538,600				
				Appraised Xf (B) Value (Bldg) 0				
				Appraised Ob (B) Value (Bldg) 10,100				
				Appraised Land Value (Bldg) 352,500				
				Special Land Value 0				
				Total Appraised Parcel Value 901,200				
				Valuation Method C				
				Total Appraised Parcel Value 901,200				

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
EPO-22-369	07-28-2022	EL	Electric			100	07-28-2022	INSTALL STANDY GENERATOR	07-29-2021	SJD	9	1	00	Measure & Listed
QPO-22-67	04-19-2022	MN	Maintenance	6,199		100	04-19-2022	ATTIC INSULATION	06-01-2021	SJT	4		06	Inspection Only
120000071	03-17-2000	NC	New Construct	129,000	09-04-2003	100		CONS 1ST 101	04-12-2013	VGS			20	Field Review
									09-04-2003	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	0.064 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.82	2,300
1	1010	Single Family		Undevelop	0.048 AC	2,000.00	2.00000	0	1.00	0050	1.000		1.0000	0.10	200
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value			352,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	2109	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area		Full
Stories	1				
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		515,029
Interior Floor 2			Replace Cost		90,154
Heat Fuel	07	Propane	Year Built		605,181
Heat Type	05	Hot Water	Effective Year Built		2000
AC Type	01	None	Depreciation Code		2010
Bedrooms	3		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		11
Extra Fixtures	1		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	0		Percent Good		89
Extra Openings	0		Cns Sect Rcnd		538,600
Gas Fireplaces	1		Dep % Ovr		
Sq Ft Fin Bsmt	1875		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	2109		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
SHD1	Shed	L	96	21.00	1985	A	70	C	1.00	1,400
GNR	GENERATOR	L	1	12400.00	2010	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,109	2,109	2,109	171.39	361,462
BSM	Basement	0	2,109	422	34.29	72,327
FGR	Garage	0	420	168	68.56	28,794
FOP	Open Porch	0	354	53	25.66	9,084
PTO	Patio	0	246	12	8.36	2,057
UAT	Unfinished Attic	0	1,609	241	25.67	41,305
Ttl Gross Liv / Lease Area		2,109	6,847	3,005		515,029

