

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
ONEAL GREG A		0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed
ONEAL JENNIFER B		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	481,800	481,800
102 VINE ST				0	Medium			RES LAND	1010	302,400	302,400
SUPPLEMENTAL DATA								RESIDNTL	1010	1,400	1,400
DUXBURY MA 02332			Alt Prcl ID		Cyclical Exemption	4					
			Scnd Home		W						
			Tax Class	T	District						
			Tot Fin Area	2192	Res Exem						
			Total Acres	1.078							
			Chapter Lan								
			GIS ID	F_862791_2843214	Assoc Pid#						
									Total	785,600	785,600

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
ONEAL GREG A		16123 0020	04-24-1998	Q	I	278,900	00	Year	Code	Assessed	Year	Code	Assessed	
								2023	1010	372,100	2022	1010	342,400	
									1010	315,200		1010	259,800	
									1010	900		1010	900	
									Total	688,200	Total	603,100	Total	538,700

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)	481,800
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,400
Appraised Land Value (Bldg)	302,400
Special Land Value	0
Total Appraised Parcel Value	785,600
Valuation Method	C
Total Appraised Parcel Value	785,600

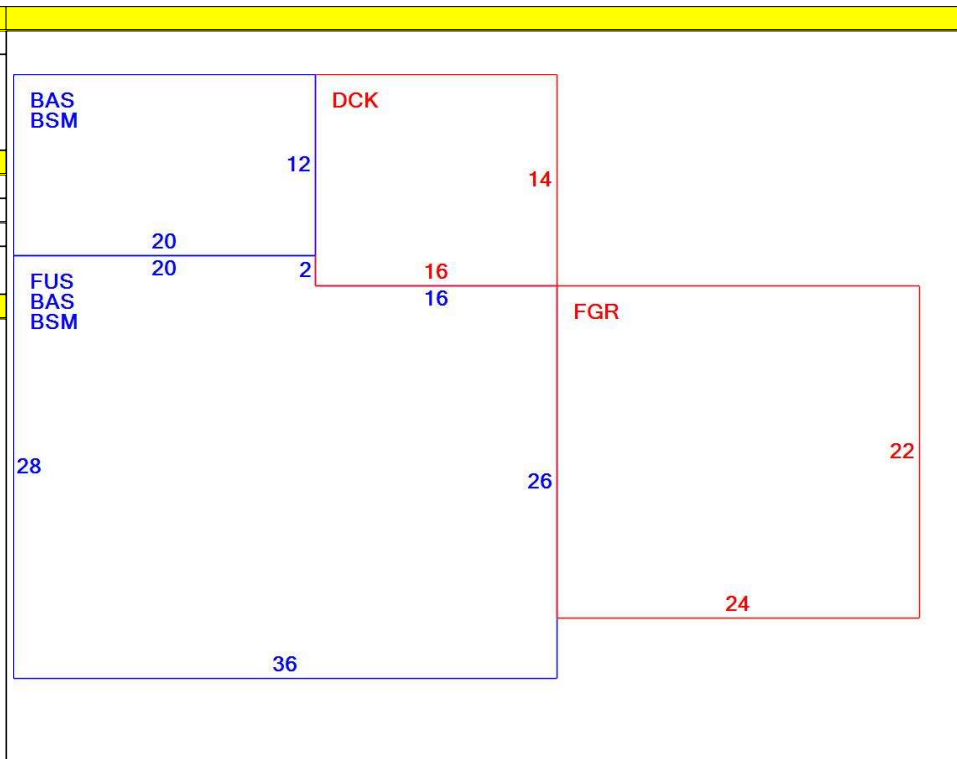
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

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
QPO-20-20	05-28-2020	MN	Maintenance	14,000		100	06-25-2020	STRIP & REROOF	08-15-2018	JLF	5		01	Measure - No Entry
2018-5	01-10-2018	RM	Remodel	18,200	08-15-2018	100		MASTER BATH REMODEL/PAR	04-12-2013	VGS			20	Field Review
16	03-28-2005	MS	Miscellaneous			100		8X12 NON-PERM SHED	08-09-2007	BSB		1	00	Measure & Listed
14385	02-25-1997	NC	New Construct	126,000	12-15-1997	100		2 STRY 26X36/GAR/DCK						

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	32,356 SF	10.36	1.00000	5	1.00	0050	1.000		E90	0.9000	301,700	
1	1010	Single Family	RC	Undevelop	0.337 AC	2,000.00	1.00000	0	1.00	0050	1.000	POWER ESMNT	1.0000	0.05	700	
Total Card Land Units					1.08 AC	Parcel Total Land Area					1.08	Total Land Value			302,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1216	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	30	HARDI Plank	Parcel Id		C
Exterior Wall 2					B
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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			501,149
Interior Floor 2			Net Other Adj		52,650
Heat Fuel	02	Oil	Replace Cost		553,799
Heat Type	05	Hot Water	Year Built		1997
AC Type	01	None	Effective Year Built		2008
Bedrooms	4		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		13
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		87
Gas Fireplaces	0		Cns Sect Rcnld		481,800
Sq Ft Fin Bsmt	936		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	1216		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
SHD1	Shed	L	96	21.00	2004	A	70	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,216	1,216	1,216	187.84	228,410
BSM	Basement	0	1,216	243	37.54	45,644
DCK	Deck	0	224	22	18.45	4,132
FGR	Garage	0	528	211	75.06	39,634
FUS	Finished Upper Story	976	976	976	187.84	183,329
Ttl Gross Liv / Lease Area		2,192	4,160	2,668		501,149

