

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
EDDY STEPHEN R			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
EDDY ALICIA W			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	343,600	343,600
42 STONE GATE LN				0 Light		RES LAND	1010	451,100	451,100
		SUPPLEMENTAL DATA				RESIDNTL	1010	600	600
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1836 Total Acres 1.028 Chapter Lan		Cyclical 4 Exemption W District Res Exem					
		GIS ID F_861368_2845048		Assoc Pid#		Total 795,300 795,300			

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
EDDY STEPHEN R		14598 0091	08-20-1996	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
EDDY ALICIA		14559 0246	08-02-1996	Q	I	227,500	00	2023	1010	257,000	2022	1010	235,100	2021	1010	212,800
									1010	484,200		1010	307,600		1010	296,800
									1010	800		1010	800		1010	800
								Total		742,000	Total		543,500	Total		510,400

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	343,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	600
Appraised Land Value (Bldg)	451,100
Special Land Value	0
Total Appraised Parcel Value	795,300
Valuation Method	C
Total Appraised Parcel Value	795,300

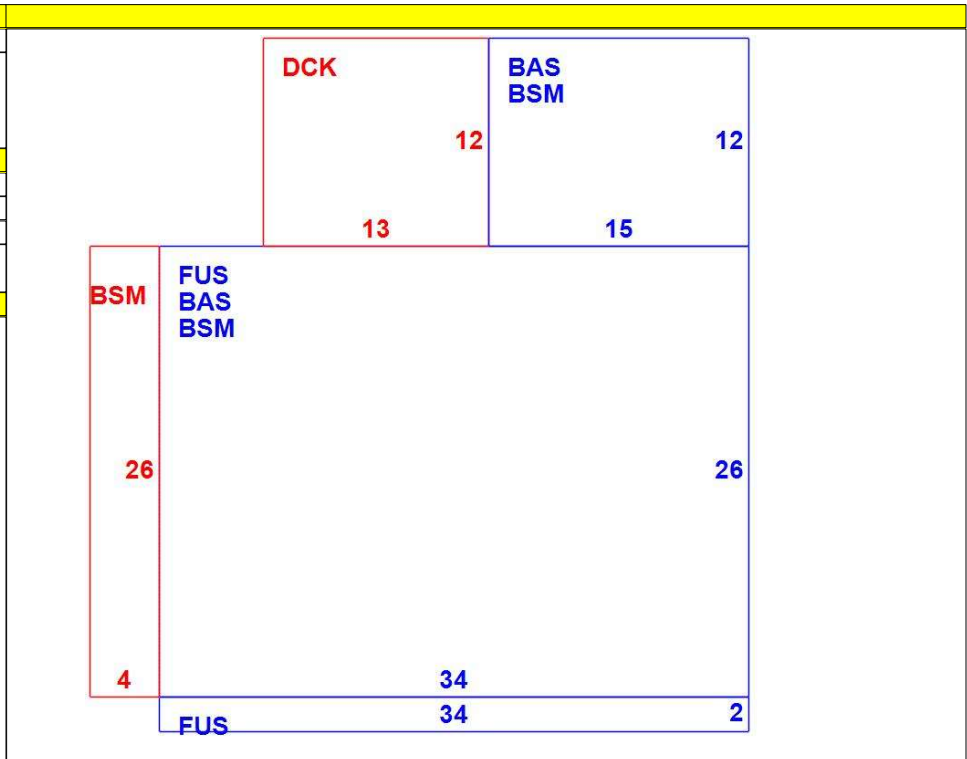
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-23-81	04-11-2023	MN	Maintenance	4,100		100	04-11-2023	WEATHERIZATION/AIR SEALIN	01-24-2023	SJT	10		01	Measure - No Entry
QPO-22-27	11-01-2022	MN	Maintenance	12,750		100		Strip and re-roof	04-12-2013	VGS			20	Field Review
									07-03-2007	BSB		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	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0060	1.341		TP95	0.9500	11.15	445,900
1	1010	Single Family	RC	Residual	0.111 AC	35,000.00	1.00000	5	1.00	0060	1.341			1.0000	1.08	5,200
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value				451,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	03	Colonial	Bsmt Area	988			
Model	01	Residential	Bsmt Type	03			
Grade	05	Ave/Good	Unfin Area	0.00	Partial		
Stories	2						
Occupancy	1						
Exterior Wall 1	14	Wood Shingle					
Exterior Wall 2							
Roof Structure	03	Gable					
Roof Cover	03	Asphalt					
Interior Wall 1	05	Drywall					
Interior Wall 2							
Interior Floor 1	12	Hardwood					
Interior Floor 2							
Heat Fuel	02	Oil					
Heat Type	05	Hot Water					
AC Type	01	None					
Bedrooms	4						
Full Baths	2						
Half Baths	1						
Extra Fixtures	0						
Total Rooms	7						
Bath Style	02	Average					
Kitchen Style	02	Average					
Extra Kitchens	0						
Fireplaces	1						
Extra Openings	0						
Gas Fireplaces	0						
Sq Ft Fin Bsmt	0						
FBM Quality							
Foundation	06	Poured Conc					
Bsmt Garage	2						
Bsmt Area	988						

CONDO DATA			
Parcel Id		C	Owne
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION			
Net Other Adj			461,695
Replace Cost			22,230
Year Built			483,925
Effective Year Built			1974
Depreciation Code			1992
Remodel Rating			A
Year Remodeled			
Depreciation %			29
Functional Obsol			
External Obsol			
Trend Factor			1.000
Condition			
Condition %			
Percent Good			71
Cns Sect Rcnld			343,600
Dep % Ovr			
Dep Ovr Comment			
Misc Imp Ovr			
Misc Imp Ovr Comment			
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	84	21.00	1980	P	35	C	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,064	1,064	1,064	203.75	216,789	
BSM	Basement	0	1,168	234	40.82	47,677	
DCK	Deck	0	156	16	20.90	3,260	
FUS	Finished Upper Story	952	952	952	203.75	193,969	
Ttl Gross Liv / Lease Area		2,016	3,340	2,266		461,695	

