

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
REAGAN SEAN L			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
REAGAN BRIDGET A			0 Septic	0 Paved	0 Average	RESIDNTL	1010	372,000	372,000	
30 OTTER ROCK RD		SUPPLEMENTAL DATA			0 Light	RES LAND	1010	469,400	469,400	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2068 Total Acres .918 Chapter Lan GIS ID F_866475_2844179			Cyclical 4 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	2,800	2,800	
						Total		844,200	844,200	VISION

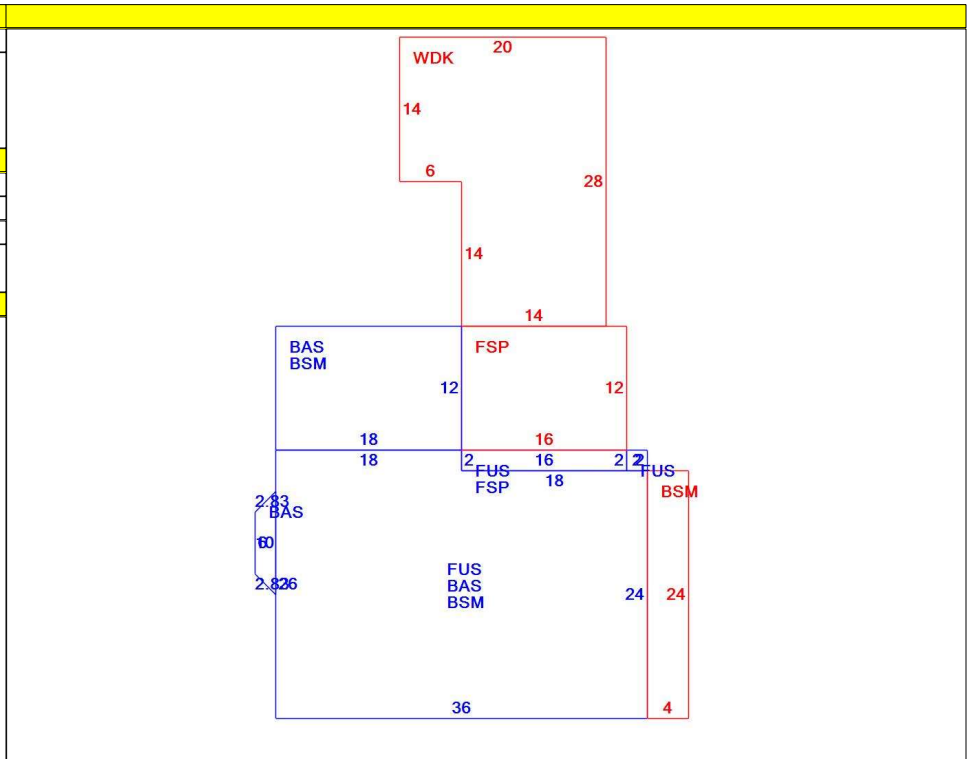
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
REAGAN SEAN L		42619 0292	01-31-2013	Q	I	470,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
KINGMAN STEPHEN & MARILYN A		5677 0158	06-20-1984	Q	I	118,912	00	2023	1010	296,200	2022	1010	271,600	2021	1010	245,600
									1010	503,800		1010	320,100		1010	308,800
									1010	1,300		1010	1,300		1010	1,300
						Total		801,300	Total		593,000	Total		555,700		

EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor				
									APPRAISED VALUE SUMMARY				
									Appraised Bldg. Value (Card) 372,000				
									Appraised Xf (B) Value (Bldg) 0				
									Appraised Ob (B) Value (Bldg) 2,800				
									Appraised Land Value (Bldg) 469,400				
									Special Land Value 0				
									Total Appraised Parcel Value 844,200				
									Valuation Method C				
									Total Appraised Parcel Value 844,200				

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
BPO-21-262	06-08-2021	MN	Maintenance	11,900		100	06-08-2021	Re-Roof.		04-07-2014	SJD	9		01	Measure - No Entry
19990573	12-21-1999	MN	Maintenance	4,800		100		STRIP & REROOF		04-12-2013	VGS			20	Field Review
13765	08-01-1995	NC	New Construct	2,500	05-28-1996	100		ROOF OVR DECK W/SCRN		08-08-2007	BSB		1	00	Measure & Listed
13329	07-21-1994	NC	New Construct	6,500	09-14-1995	100		DK FOR SWIM POOL							
12878	07-21-1993	AD	Addition	1,000	09-14-1995	100		ABV GRD SWMN PL 18FT							
11318	07-20-1989	AD	Addition	1,000	09-14-1995	100		REFIN. BASEMENT16X24							

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		1.0000	11.74	469,400
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			469,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1212	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Owne
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			Net Other Adj		475,990
Heat Fuel	02	Oil	Replace Cost		33,540
Heat Type	05	Hot Water	Year Built		509,529
AC Type	01	None	Effective Year Built		1984
Bedrooms	3		Depreciation Code		1994
Full Baths	2		Remodel Rating		A
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %		27
Total Rooms	9		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		73
Gas Fireplaces	0		Cns Sect Rcnld		372,000
Sq Ft Fin Bsmt	384		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1212		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	1985	A	70	C	1.00	1,400
SPL4	Above Ground	L	254	8.00	1993	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	1,132	1,132	1,132	198.08	224,228
BSM	Basement	0	1,212	242	39.55	47,936
FSP	Screened Porch	0	224	45	39.79	8,914
FUS	Finished Upper Story	936	936	936	198.08	185,404
WDK	Deck	0	476	48	19.97	9,508
Ttl Gross Liv / Lease Area		2,068	3,980	2,403		475,990

