

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ANDERSEN NELS F			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
ANDERSEN JENNIFER J			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	278,400	278,400
157 CHANDLER ST		SUPPLEMENTAL DATA			RES LAND	1010	350,400	350,400	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1497 Total Acres .92 Chapter Lan GIS ID F_862902_2839838			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	2,400	2,400
						Total		631,200	631,200

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ANDERSEN NELS F		28773 0233	07-30-2004	Q	I	420,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
KRAWCZYK JOHN H		11344 0025	10-19-1992	U	I	60,500	1A	2023	1010	206,600	2022	1010	171,600	2021	1010	171,200
									1010	364,700		1010	300,600		1010	250,500
									1010	1,600		1010	1,600		1010	1,600
						Total		572,900	Total		473,800	Total		423,300		

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)	278,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	2,400
Appraised Land Value (Bldg)	350,400
Special Land Value	0
Total Appraised Parcel Value	631,200
Valuation Method	C
Total Appraised Parcel Value	631,200

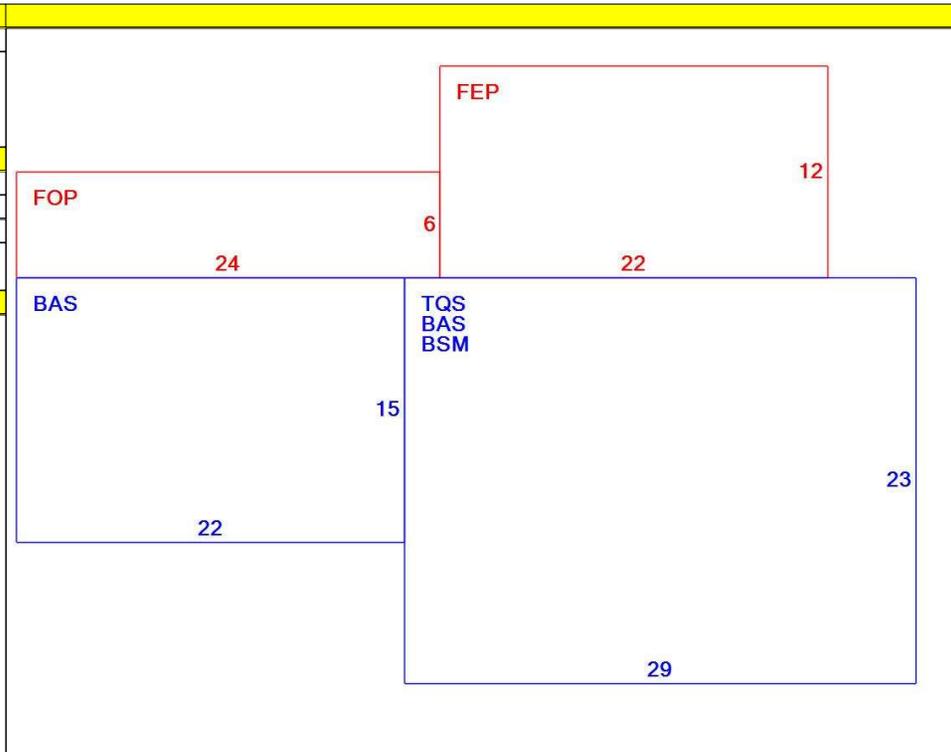
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

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
2013-10	01-30-2013	MN	Maintenance	2,055	07-17-2013	100		REPAIR CHIMNEY FROM ROO		09-17-2018	SJD			20	Field Review
										07-17-2013	BH			01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										07-12-2007	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	0050	1.000			1.0000	350,000	
1	1010	Single Family		Residual	0.006 AC	35,000.00	1.56250	5	1.00	0050	1.000			1.0000	400	
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			350,400	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description	Element	Cd	Description			
Style	04	Cape Cod	Bsmt Area	667				
Model	01	Residential	Bsmt Type	00	N/A			
Grade	05	Ave/Good	Unfin Area	0.00				
Stories	1.75							
Occupancy	1		CONDO DATA					
Exterior Wall 1	14	Wood Shingle	Parcel Id		C	Owne		
Exterior Wall 2					B	S		
Roof Structure	03	Gable	Adjust Type	Code	Description	Factor%		
Roof Cover	03	Asphalt	Condo Flr					
Interior Wall 1	05	Drywall	Condo Unit					
Interior Wall 2			COST / MARKET VALUATION					
Interior Floor 1	12	Hardwood				405,186		
Interior Floor 2			Net Other Adj			10,400		
Heat Fuel	03	Gas	Replace Cost			415,587		
Heat Type	05	Hot Water	Year Built			1850		
AC Type	01	None	Effective Year Built			1988		
Bedrooms	3		Depreciation Code			A		
Full Baths	1		Remodel Rating					
Half Baths	0		Year Remodeled					
Extra Fixtures	0		Depreciation %			33		
Total Rooms	6		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			67		
Gas Fireplaces	0		Cns Sect Rcnld			278,400		
Sq Ft Fin Bsmt	0		Dep % Ovr					
FBM Quality			Dep Ovr Comment					
Foundation	03	Stone	Misc Imp Ovr					
Bsmt Garage	0		Misc Imp Ovr Comment					
Bsmt Area	667		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	160	21.00	1980	A	70	C	1.00	2,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	997	997	997	223.86	223,188	
BSM	Basement	0	667	133	44.64	29,773	
FEP	Finished Enclosed Porch	0	264	158	133.98	35,370	
FOP	Open Porch	0	144	22	34.20	4,925	
TQS	Three Quarter Story	500	667	500	167.81	111,930	
Ttl Gross Liv / Lease Area		1,497	2,739	1,810		405,186	

