

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
MCLAUGHLIN MATTHEW B MCLAUGHLIN E MEGAN 165 SUMMER ST DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	316,500	316,500
		SUPPLEMENTAL DATA		Cyclical Exemption W		4	RES LAND	1010	301,400	301,400	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1592 Total Acres .42 Chapter Lan GIS ID F_863190_2838071		District Res Exem			RESIDNTL	1010	1,400	1,400			
					Total		619,300	619,300			

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MCLAUGHLIN MATTHEW B	44496	0183	07-02-2014	U	I	395,000	1A	Year	Code	Assessed	Year	Code	Assessed
MCLAUGHLIN STEPHEN L & DEBORA M	33840	0002	12-15-2006	Q	I	415,000	00	2023	1010	236,500	2022	1010	188,100
SCHLOSSER GREGORY F	30555	0131	05-19-2005	U	I	100	1A		1010	313,200		1010	263,100
SCHLOSSER GREGORY F	28770	0037	07-30-2004	Q	I	380,000	00		1010	900		1010	900
		Total						550,600		Total		452,100	
								Total				402,900	

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	316,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,400
Appraised Land Value (Bldg)	301,400
Special Land Value	0
Total Appraised Parcel Value	619,300
Valuation Method	C
Total Appraised Parcel Value	619,300

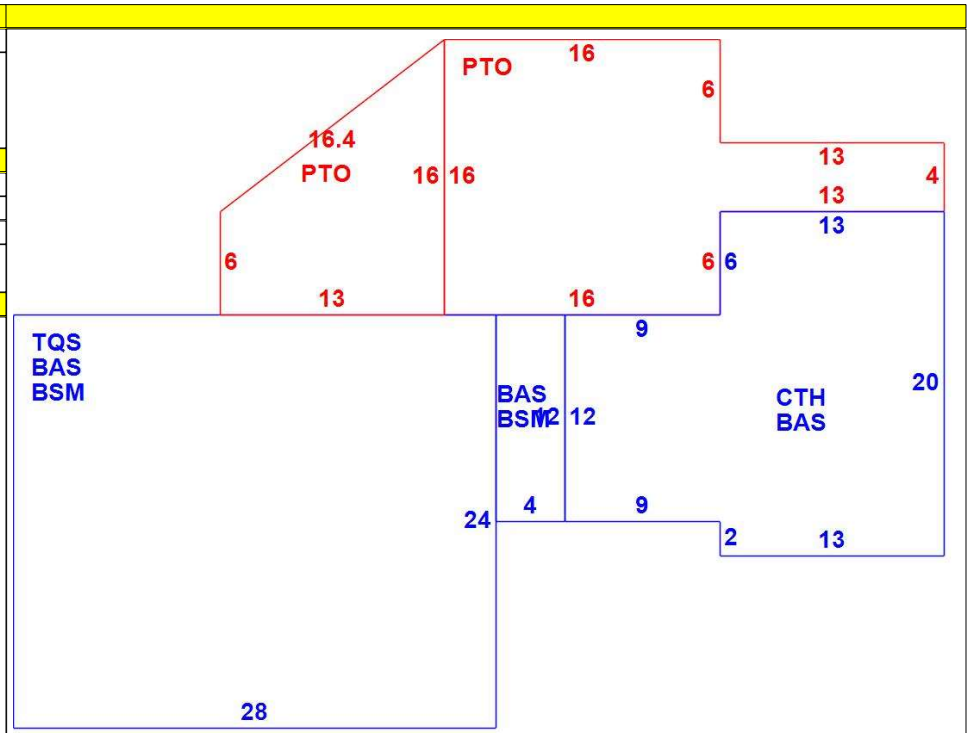
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
17	03-30-2011	MN	Maintenance	5,250		100		REROOF	06-02-2022	SJT	10		00	Measure & Listed
486	10-08-2004	MN	Maintenance	2,300		100		ROOF	07-31-2015	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									01-11-2005	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	RC	Primary	18,295	SF	16.48	1.00000	5	1.00	0050	1.000		1.0000	16.47	301,400
Total Card Land Units					0.42	AC	Parcel Total Land Area					0.42	Total Land Value		301,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	720	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	1.75				
Occupancy	1				
Exterior Wall 1	25	Vinyl Siding			
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	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	720				

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

COST / MARKET VALUATION		
Net Other Adj		414,520
Replace Cost		19,110
Year Built		433,630
Effective Year Built		1945
Depreciation Code		1994
Remodel Rating		G
Year Remodeled		
Depreciation %		27
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		73
Cns Sect Rcnd		316,500
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	96	21.00	1989	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	1,088	1,088	1,088	230.80	251,113
BSM	Basement	0	720	144	46.16	33,235
CTH	Cathedral Ceiling	0	368	37	23.21	8,540
PTO	Patio	0	451	23	11.77	5,308
TQS	Three Quarter Story	504	672	504	173.10	116,324
Ttl Gross Liv / Lease Area		1,592	3,299	1,796		414,520

