

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | | |
|---|--|------|-----------|---|----------|--------------------|---------|-------------|------|-----------|----------|
| DENNETT MICHAEL R & ROSEMARY 38 CHANDLER ST DUXBURY MA 02332 | | 0 | Water | 0 | Arterial | 0 | Average | Description | Code | Appraised | Assessed |
| | | 0 | No Sewer | 0 | Paved | 0 | Average | RESIDNTL | 1010 | 353,400 | 353,400 |
| | | | | 0 | Heavy | | | RES LAND | 1010 | 308,200 | 308,200 |
| SUPPLEMENTAL DATA | | | | | | | | RESIDNTL | 1010 | 25,300 | 25,300 |
| Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1740 Total Acres .46 Chapter Lan GIS ID F_863300_2838140 | | | | Cyclical 4 Exemption W District Res Exem Assoc Pid# | | Total | | | | 686,900 | 686,900 |

905
 DUXBURY, MA
VISION

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | |
|------------------------------|--|-------------|------------|-----|-----|------------|----|--------------------------------|------|----------|-------|------|----------|
| DENNETT MICHAEL R & ROSEMARY | | 6117 0013 | 10-24-1985 | U | I | 124,000 | 1 | Year | Code | Assessed | Year | Code | Assessed |
| | | | | | | | | 2023 | 1010 | 262,400 | 2022 | 1010 | 218,000 |
| | | | | | | | | | 1010 | 320,100 | | 1010 | 270,100 |
| | | | | | | | | | 1010 | 14,100 | | 1010 | 15,500 |
| | | | | | | | | Total | | 596,600 | Total | | 503,600 |
| | | | | | | | | | | | Total | | 448,400 |

| EXEMPTIONS | | | OTHER ASSESSMENTS | | | | | |
|------------|------|-------------|-------------------|------|-------------|--------|--------|----------|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm Int |
| | | | | | | | | |
| Total | | | 0.00 | | | | | |

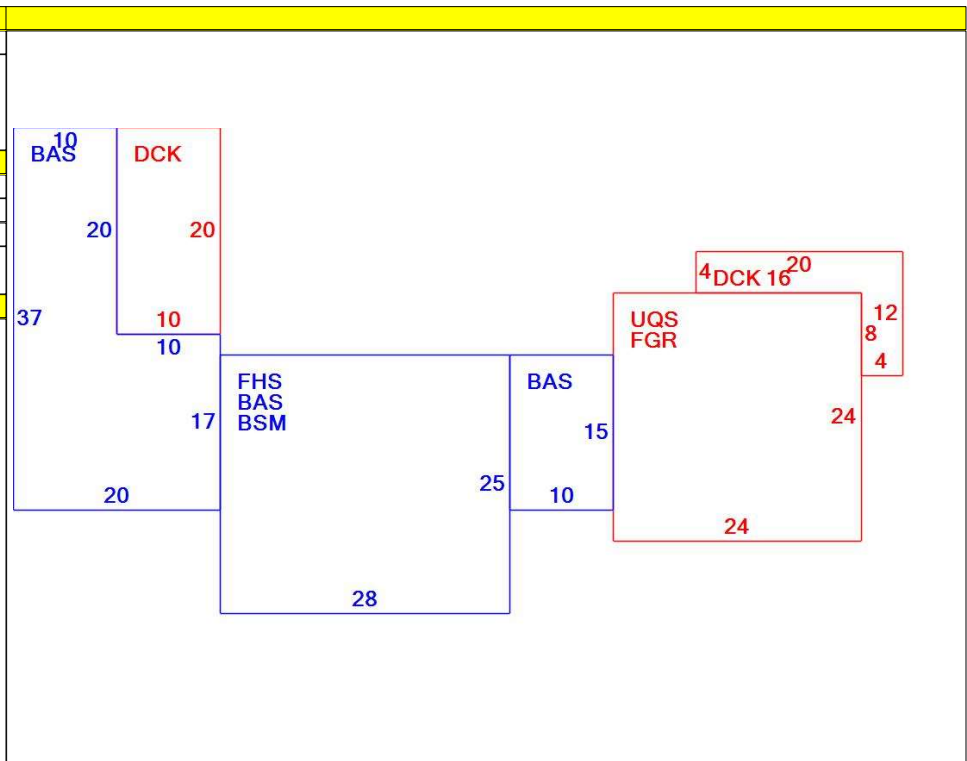
| ASSESSING NEIGHBORHOOD | | | | |
|------------------------|-----------|---|---------|-------|
| Nbhd | Nbhd Name | B | Tracing | Batch |
| 0050 | | | | |

| APPRAISED VALUE SUMMARY | |
|-------------------------------|---------|
| Appraised Bldg. Value (Card) | 353,400 |
| Appraised Xf (B) Value (Bldg) | 0 |
| Appraised Ob (B) Value (Bldg) | 25,300 |
| Appraised Land Value (Bldg) | 308,200 |
| Special Land Value | 0 |
| Total Appraised Parcel Value | 686,900 |
| Valuation Method | C |
| Total Appraised Parcel Value | 686,900 |

| 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 |
| | | | | | | | | | | 11-30-2021 | SJT | 10 | | 20 | Field Review |
| | | | | | | | | | | 04-12-2013 | VGS | | | 20 | Field Review |
| | | | | | | | | | | 10-11-2007 | BSB | | | 01 | Measure - No Entry |

| 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 | 20,052 SF | 15.37 | 1.00000 | 5 | 1.00 | 0050 | 1.000 | | 1.0000 | 15.37 | 308,200 |
| Total Card Land Units | | | | | 0.46 AC | Parcel Total Land Area | | | | | 0.46 | Total Land Value | | | 308,200 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|------|----------------|---------------------------------|--------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 04 | Cape Cod | Bsmt Area | 700 | |
| Model | 01 | Residential | Bsmt Type | 04 | |
| Grade | 05 | Ave/Good | Unfin Area | 432.00 | Full |
| Stories | 1.75 | | | | |
| Occupancy | 1 | | CONDO DATA | | |
| Exterior Wall 1 | 14 | Wood Shingle | Parcel Id | | C |
| Exterior Wall 2 | | | | | B |
| Roof Structure | 03 | Gable | Adjust Type | Code | Description |
| Roof Cover | 03 | Asphalt | Condo Flr | | |
| Interior Wall 1 | 05 | Drywall | Condo Unit | | |
| Interior Wall 2 | | | COST / MARKET VALUATION | | |
| Interior Floor 1 | 12 | Hardwood | Net Other Adj | | 498,523 |
| Interior Floor 2 | | | Replace Cost | | 13,650 |
| Heat Fuel | 03 | Gas | Year Built | | 1946 |
| Heat Type | 04 | Forced Air-Duc | Effective Year Built | | 1990 |
| AC Type | 01 | None | Depreciation Code | | A |
| Bedrooms | 4 | | Remodel Rating | | |
| Full Baths | 1 | | Year Remodeled | | |
| Half Baths | 1 | | Depreciation % | | 31 |
| Extra Fixtures | 0 | | Functional Obsol | | |
| Total Rooms | 7 | | External Obsol | | |
| Bath Style | 02 | Average | Trend Factor | | 1.000 |
| Kitchen Style | 02 | Average | Condition | | |
| Extra Kitchens | 0 | | Condition % | | |
| Fireplaces | 1 | | Percent Good | | 69 |
| Extra Openings | 0 | | Cns Sect Rcnd | | 353,400 |
| Gas Fireplaces | 0 | | Dep % Ovr | | |
| Sq Ft Fin Bsmt | 0 | | Dep Ovr Comment | | |
| FBM Quality | | | Misc Imp Ovr | | |
| Foundation | 06 | Poured Conc | Misc Imp Ovr Comment | | |
| Bsmt Garage | 0 | | Cost to Cure Ovr | | |
| Bsmt Area | 700 | | 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 |
| SPL1 | Ing Pool - Ave | L | 512 | 64.00 | 1980 | A | 70 | C | 1.00 | 22,900 |
| 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 | 1,390 | 1,390 | 1,390 | 212.77 | 295,752 |
| BSM | Basement | 0 | 700 | 140 | 42.55 | 29,788 |
| DCK | Deck | 0 | 312 | 31 | 21.14 | 6,596 |
| FGR | Garage | 0 | 576 | 230 | 84.96 | 48,937 |
| FHS | Finished Half Story | 350 | 700 | 350 | 106.39 | 74,470 |
| UQS | Unfin 3/4 Story | 0 | 576 | 202 | 74.62 | 42,980 |
| Ttl Gross Liv / Lease Area | | 1,740 | 4,254 | 2,343 | | 498,523 |

