

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
COTA CHRISTOPHER CASEY ERIN 174 EAST ST DUXBURY MA 02332			0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	247,800	247,800	
					0	Heavy			RES LAND	1010	292,400	292,400	
SUPPLEMENTAL DATA													
Alt Prcl ID			Cyclical			4			RESIDNTL	1010	2,500	2,500	
Scnd Home			Exemption			W							
Tax Class			T			District							
Tot Fin Area			1334			Res Exem							
Total Acres			.366			Assoc Pid#							
Chapter Lan													
GIS ID			F_865764_2839088						Total		542,700	542,700	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
COTA CHRISTOPHER	56057	234	11-22-2021	Q	I	575,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SYMINGTON THOMAS R	21827	79	03-29-2002	Q	I	280,000	00	2023	1010	188,600	2022	1010	182,100	2021	1010	165,400
CROTEAU KRISTINE K	18822	214	08-28-2000	U	I	1	1F		1010	303,800		1010	253,700		1010	211,900
GEORGES JEFFREY F WN &	6476	102	10-31-1991	Q	I	87,000	00		1010	1,600		1010	3,800		1010	3,800
Total										494,000			439,600			381,100

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

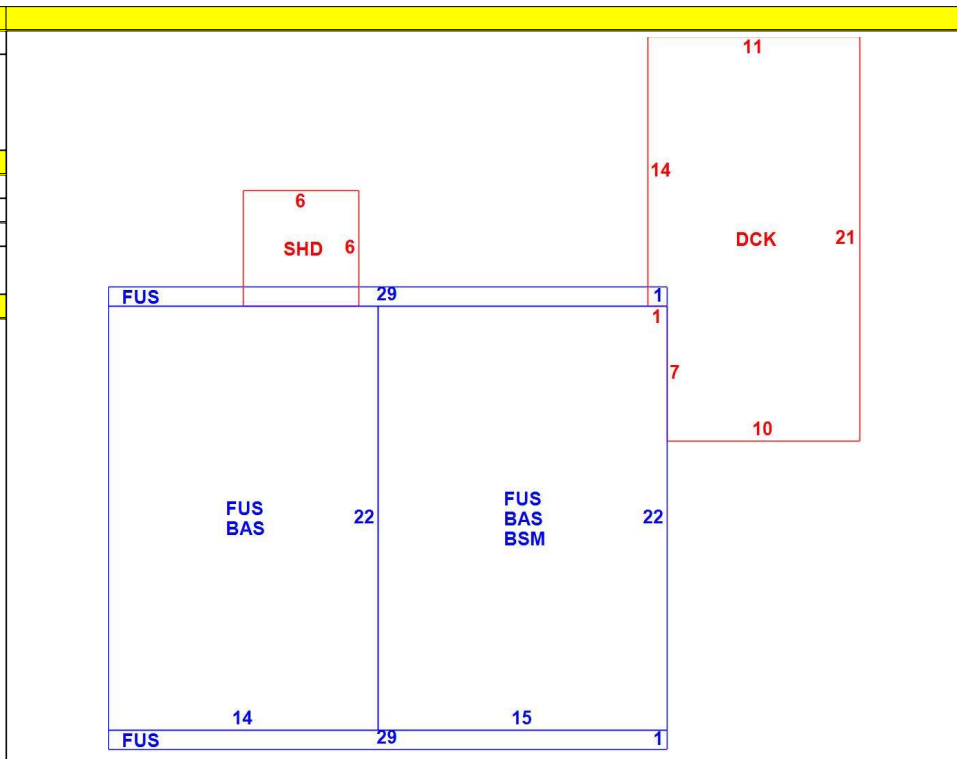
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

NOTES														
ADDED 2ND FLR 10/94-AF														

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-21-170 12891	04-26-2021 07-30-1993	MN AD	Maintenance Addition	4,400 25,000	01-01-1994	100 100	05-18-2021	Make repairs to damage created FULL 2ND STRY ADDTIN		12-28-2021 04-12-2013 11-24-2009	SJD VGS KP	9 1	1 1	00 20 00	Measure & Listed Field Review 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	15,951	SF 18.33	1.00000	5	1.00	0050	1.000		1.0000	18.33	292,400	
Total Card Land Units					0.37	AC	Parcel Total Land Area					0.37	Total Land Value			292,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	330	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	2				
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		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			317,937
Interior Floor 2			Net Other Adj		16,900
Heat Fuel	02	Oil	Replace Cost		334,837
Heat Type	05	Hot Water	Year Built		1955
AC Type	01	None	Effective Year Built		1995
Bedrooms	3		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		26
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		74
Gas Fireplaces	0		Cns Sect Rcnld		247,800
Sq Ft Fin Bsmt			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	05	Conc Block	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	330		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	168	21.00	1988	A	70	C	1.00	2,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	638	638	638	221.56	141,355
BSM	Basement	0	330	66	44.31	14,623
DCK	Deck	0	224	22	21.76	4,874
FUS	Finished Upper Story	696	696	696	221.56	154,205
SHD	Attached Shed	0	36	13	80.01	2,880
Ttl Gross Liv / Lease Area		1,334	1,924	1,435		317,937

