

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DONOHOE PETER J			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	258,600	258,600
77 UNION BRIDGE RD		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	350,700	350,700
DUXBURY MA 02332		Alt Prcl ID Cyclical 4				RESIDNTL	1010	25,900	25,900
		Scnd Home Exemption W							
		Tax Class T							
		Tot Fin Area 1259							
		Total Acres .92							
		Chapter Lan							
		GIS ID F_862411_2842209							
		Assoc Pid#							
						Total		635,200	635,200

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
DONOHOE PETER J		55784 62	10-04-2021	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
DONOHOE PETER J		45788 0115	07-13-2015	Q	I	425,000	00	2023	1010	208,000	2022	1010	189,600
MALLOY KATHLEEN I TRS & MALLOY TR		31599 0291	10-26-2005	U	I	1	1F		1010	364,700		1010	300,600
SHEPPARD GERALD W		7265 0072	04-30-1993	Q	I	140,000	00		1010	5,000		1010	5,000
SHEPPARD GERALD W		7265 0072	11-13-1986	Q	I	157,000	00	Total		577,700	Total		495,200
								Total		414,200			

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				

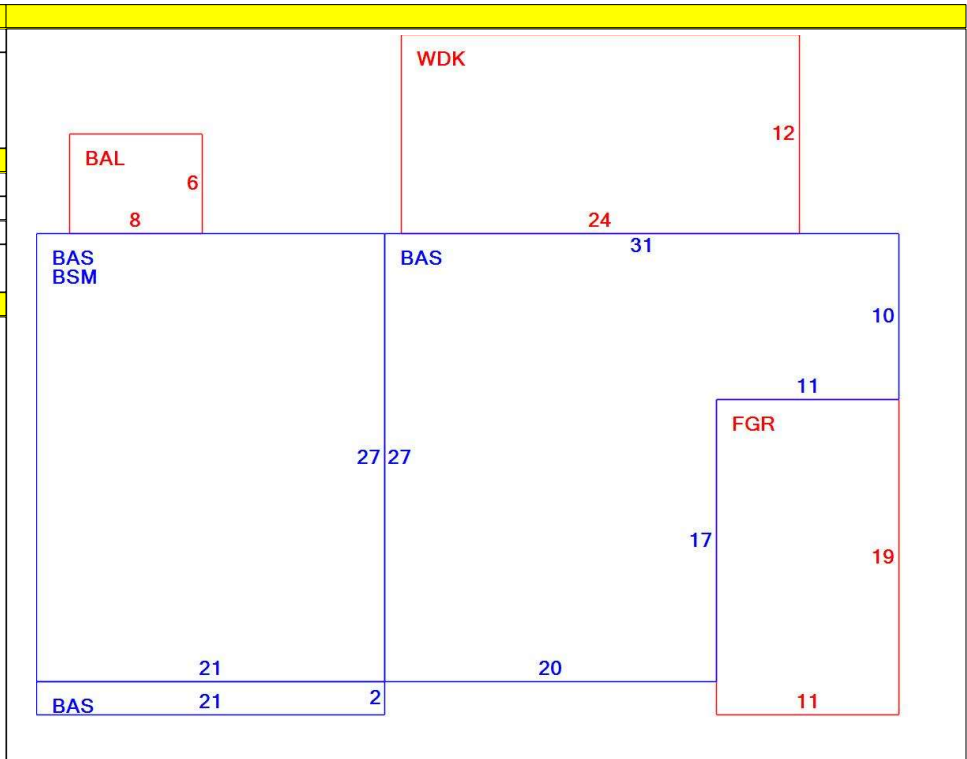
  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	258,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	25,900
Appraised Land Value (Bldg)	350,700
Special Land Value	0
Total Appraised Parcel Value	635,200
Valuation Method	C
Total Appraised Parcel Value	635,200

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
309	10-30-2008	MS	Miscellaneous	5,000		100		20X48 FABRIC ENCLOSE	04-13-2016	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									09-26-2007	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	40,075 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,700
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			350,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	Split-Level	Bsmt Area	567	
Model	01	Residential	Bsmt Type	03	
Grade	03	Average	Unfin Area	0.00	Partial
Stories	1				
Occupancy	1		<b>CONDO DATA</b>		
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			285,067
Interior Floor 2			Net Other Adj		15,625
Heat Fuel	03	Gas	Replace Cost		300,692
Heat Type	04	Forced Air-Duc	Year Built		1970
AC Type	03	Central	Effective Year Built		2007
Bedrooms	3		Depreciation Code		E
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		14
Total Rooms	5		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		86
Gas Fireplaces	0		Cns Sect Rcnld		258,600
Sq Ft Fin Bsmt	225		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	567		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
FGR8	GARAGE VIN	L	960	30.00	2010	G	85	C	1.00	24,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAL	Balcony	0	48	5	19.93	957
BAS	First Floor	1,259	1,259	1,259	191.32	240,872
BSM	Basement	0	567	113	38.13	21,619
FGR	Garage	0	209	84	76.89	16,071
WDK	Deck	0	288	29	19.26	5,548
Ttl Gross Liv / Lease Area		1,259	2,371	1,490		285,067

