

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
PIZURA DONNA M TT			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
DONNA M PIZURA LIVING TRUST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	266,500	266,500	
62 CANDLEWICK CLOSE				0 Light		RES LAND	1010	350,400	350,400	
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			RESIDNTL	1010	900	900	900	
Alt Prcl ID		Cyclical 4								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 1994		District								
Total Acres .928		Res Exem								
Chapter Lan										
GIS ID F_863000_2842754		Assoc Pid#								
						Total		617,800	617,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
PIZURA DONNA M TT		42097 0314	10-16-2012	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
PIZURA DONNA M		3563 0435	01-01-2001	U	I	0	1	2023	1010	257,700	2022	1010	209,700	2021	1010	182,100
									1010	364,400		1010	300,300		1010	252,000
									1010	600		1010	600		1010	600
								Total		622,700	Total		510,600	Total		434,700

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				

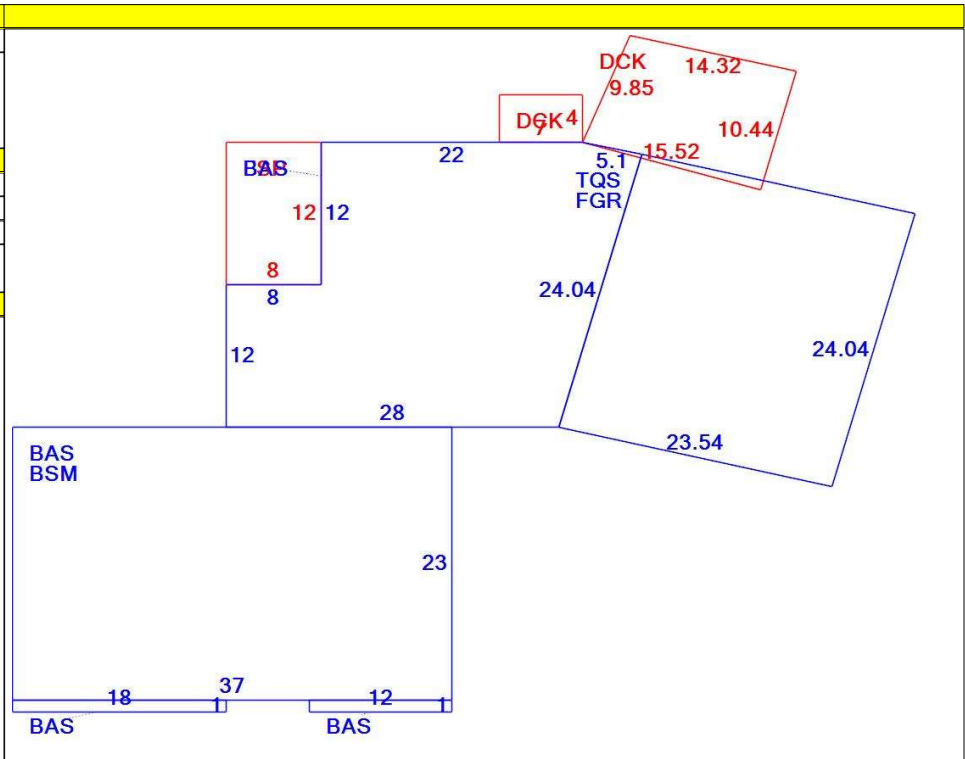
  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	266,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	900
Appraised Land Value (Bldg)	350,400
Special Land Value	0
Total Appraised Parcel Value	617,800
Valuation Method	C
Total Appraised Parcel Value	617,800

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
										09-12-2017	SJD			20	Field Review
										04-12-2013	VGS			20	Field Review
										07-25-2007	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	8.75	350,000
1	1010	Single Family	RC	Residual	0.010 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.91	400
Total Card Land Units					0.93 AC	Parcel Total Land Area					0.93	Total Land Value			350,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	851	
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			Factor%
Interior Wall 1	05	Drywall	Condo Flr		
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2			Net Other Adj		350,108
Heat Fuel	03	Gas	Replace Cost		25,300
Heat Type	04	Forced Air-Duc	Year Built		1968
AC Type	01	None	Effective Year Built		1992
Bedrooms	3		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	7		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		71
Gas Fireplaces	0		Cns Sect Rcnld		266,500
Sq Ft Fin Bsmt	612		Dep % Ovr		
FBM Quality	02	Low Quality	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	851		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	64	21.00	1975	A	70	C	1.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,542	1,542	1,542	146.00	225,132
BSM	Basement	0	851	170	29.17	24,820
DCK	Deck	0	178	18	14.76	2,628
FGR	Garage	0	564	226	58.50	32,996
FSP	Screened Porch	0	96	19	28.90	2,774
TQS	Three Quarter Story	423	564	423	109.50	61,758
Ttl Gross Liv / Lease Area		1,965	3,795	2,398		350,108



62 CANDLEWICK CLOSE

