

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
SEPULVEDA LUIS M			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	260,800	260,800
				0 Light		RES LAND	1010	350,700	350,700
98 CANDLEWICK CLOSE		SUPPLEMENTAL DATA				RESIDNTL	1010	10,800	10,800
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2000 Total Acres .92 Chapter Lan GIS ID F_863023_2842239		Cyclical 4 Exemption W District Res Exem Assoc Pid#					
DUXBURY MA 02332						Total 622,300 622,300			

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
SEPULVEDA LUIS M		50372	0029	10-04-2018	U	I	383,500	1	Year	Code	Assessed	Year	Code	Assessed
WANG DANIEL & WANG DIANA M		30811	0093	06-29-2005	Q	I	450,000	00	2023	1010	197,900	2022	1010	180,900
WALSH RUTH E ET ALS		11437	0332	11-20-1993	U	I	1	1A		1010	364,700		1010	300,600
										1010	7,700		1010	7,700
									Total		570,300	Total		489,200
									Total			Total		419,000

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)	260,800
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	10,800
Appraised Land Value (Bldg)	350,700
Special Land Value	0
Total Appraised Parcel Value	622,300
Valuation Method	C
Total Appraised Parcel Value	622,300

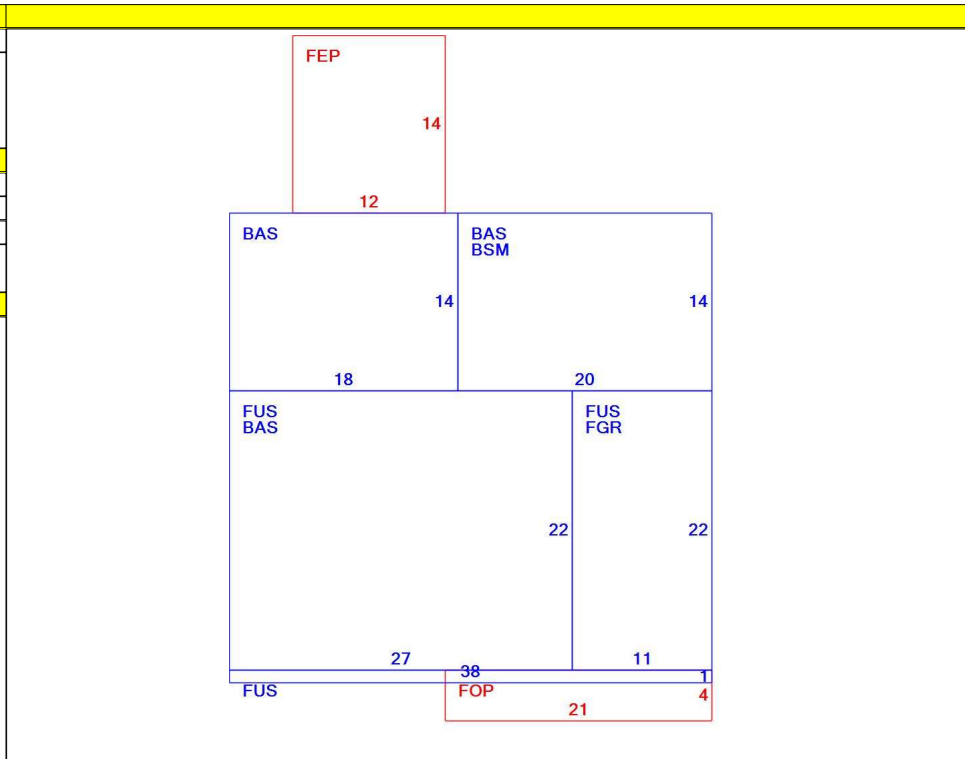
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
4	06-24-2010	MS	Miscellaneous	3,500	08-24-2011	100		10X12 SHED		11-29-2018	SJD	9		01	Measure - No Entry
										09-12-2017	SJD			20	Field Review
										04-12-2013	VGS			20	Field Review
										08-24-2011	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	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	03	Colonial	Bsmt Area	280	
Model	01	Residential	Bsmt Type	03	
Grade	03	Average	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1				
Exterior Wall 1	26	Aluminum Sidng			
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	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	280				

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

COST / MARKET VALUATION	
Net Other Adj	351,792
Replace Cost	15,500
Year Built	367,293
Effective Year Built	1969
Depreciation Code	1992
Remodel Rating	A
Year Remodeled	
Depreciation %	29
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	71
Cns Sect Rcnd	260,800
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	120	21.00	2010	G	85	C	1.00	2,100
GNR	GENERATOR	L	1	12400.00	2008	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,126	1,126	1,126	155.18	174,733
BSM	Basement	0	280	56	31.04	8,690
FEP	Finished Enclosed Porch	0	168	101	93.29	15,673
FGR	Garage	0	242	97	62.20	15,052
FOP	Open Porch	0	84	13	24.02	2,017
FUS	Finished Upper Story	874	874	874	155.18	135,627
Ttl Gross Liv / Lease Area		2,000	2,774	2,267		351,792

