

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WONKKA KATHLEEN B			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	
WONKKA STEVEN R			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	203,000	203,000	
125 CROSS ST		SUPPLEMENTAL DATA			RES LAND	1010	353,500	353,500		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1224 Total Acres 1.018 Chapter Lan GIS ID F_860026_2842428			Cyclical 1 Exemption W District Res Exem Assoc Pid#		Total		556,500	556,500

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WONKKA KATHLEEN B		45522 0330	05-08-2015	Q	I	357,500	00	Year	Code	Assessed	Year	Code	Assessed
SU KUANGHUI & SU CHRISTINE		26434 0182	09-05-2003	Q	I	400,000	00	2023	1010	196,700	2022	1010	162,600
									1010	367,600		1010	303,000
								Total		564,300	Total		465,600
								Total			Total		395,900

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)	203,000
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	353,500
Special Land Value	0
Total Appraised Parcel Value	556,500
Valuation Method	C
Total Appraised Parcel Value	556,500

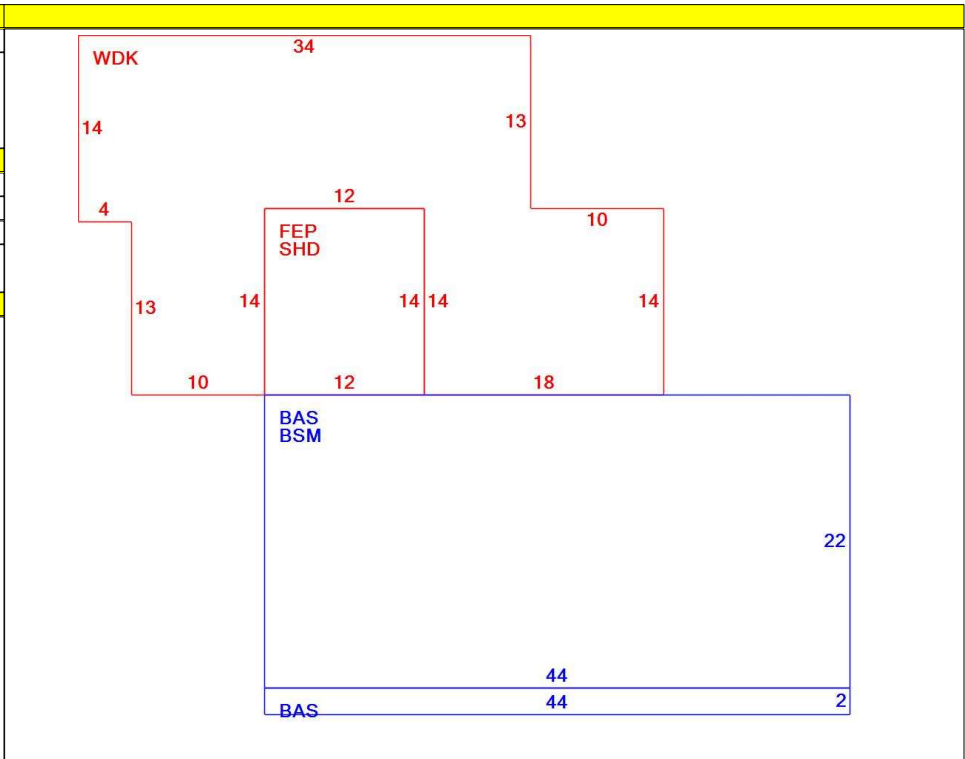
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
45	04-16-2009	MS	Miscellaneous	18,000		100		534' DECK		11-03-2015	SJD	9		01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										03-26-2013	AO	6	6	30	Quality Control
										09-03-2009	KP		4	09	Total Refusal

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	350,000
1	1010	Single Family	RC	Residual	0.099	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.0000	3,500
Total Card Land Units					1.02	AC	Parcel Total Land Area					1.02	Total Land Value		353,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	968	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	930				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	968				

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

COST / MARKET VALUATION			
Net Other Adj			248,811
Replace Cost			37,050
Year Built			285,861
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 Rcnld			203,000
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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,056	1,056	1,056	166.54	175,866
BSM	Basement	0	968	194	33.38	32,309
FEP	Finished Enclosed Porch	0	168	101	100.12	16,821
SHD	Attached Shed	0	168	59	58.49	9,826
WDK	Deck	0	838	84	16.69	13,989
Ttl Gross Liv / Lease Area		1,056	3,198	1,494		248,811

