

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SULLIVAN WILLIAM E			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
SULLIVAN MARIE L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	466,500	466,500	
83 WELLINGTON LN		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	350,400	350,400		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2920 Total Acres .928 Chapter Lan GIS ID F_859358_2841889			Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	53,300	53,300	
							Total	870,200	870,200	

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SULLIVAN WILLIAM E		15270 0227	06-25-1997	U	I	100	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
83 WELLINGTON LN RLTY TRUST		14779 0327	11-13-1996	Q	I	180,000	00	2023	1010	365,900	2022	1010	335,300	2021	1010	292,700
									1010	364,400		1010	300,300		1010	252,000
									1010	33,200		1010	32,200		1010	32,200
							Total	763,500	Total	667,800	Total	576,900				

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	466,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	53,300
Appraised Land Value (Bldg)	350,400
Special Land Value	0
Total Appraised Parcel Value	870,200
Valuation Method	C
Total Appraised Parcel Value	870,200

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES												

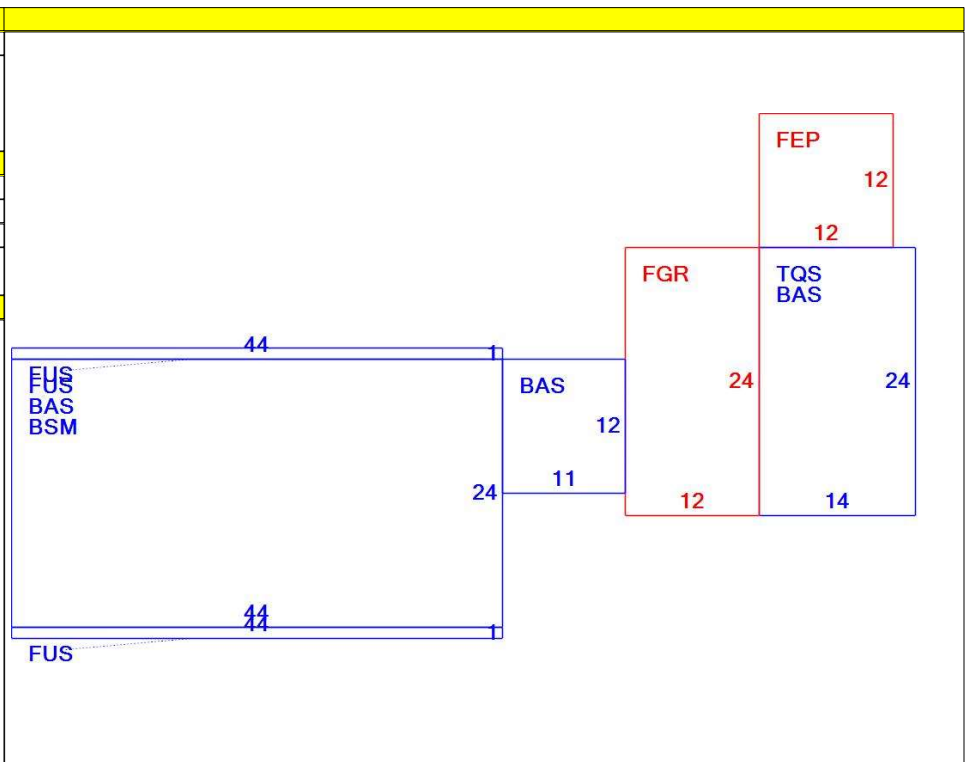
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-21-22	09-24-2021	MN	Maintenance	13,000		100	10-18-2021	Remove and replace existng roo	04-12-2013	VGS			20	Field Review
307	07-18-2002	AD	Addition	7,200	07-12-2003	100		12x12 UTILITY BLDG	07-01-2003	KP		1	00	Measure & Listed
133	04-12-2002	AD	Addition	24,000	05-31-2003	100		INGROUND POOL						
20010333	08-16-2001	NC	New Construct	10,000	09-21-2002	100		UNHEATED 3SEASON RM						
14272	10-23-1996	NC	New Construct	113,000	05-01-1998	100		ACCES APT ON GARAGE						

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	0.011 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.81	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	03	Colonial	Bsmt Area	1056	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
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					
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	572				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1056				

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

COST / MARKET VALUATION				
Net Other Adj			591,611	
Replace Cost			38,740	
Year Built			630,350	
Effective Year Built			1964	
Depreciation Code			1995	
Remodel Rating			G	
Year Remodeled				
Depreciation %			26	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			74	
Cns Sect Rcnld			466,500	
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
SPL2	Ing Pool-Good	L	800	89.00	2002	A	70	C	1.00	49,800
SHD1	Shed	L	240	21.00	2002	A	70	C	1.00	3,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,524	1,524	1,524	177.55	270,592
BSM	Basement	0	1,056	211	35.48	37,464
FEP	Finished Enclosed Porch	0	144	86	106.04	15,270
FGR	Garage	0	288	115	70.90	20,419
FUS	Finished Upper Story	1,144	1,144	1,144	177.55	203,122
TQS	Three Quarter Story	252	336	252	133.17	44,744
Ttl Gross Liv / Lease Area		2,920	4,492	3,332		591,611



83 WELLINGTON LN

