

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
OBRIEN PATRICK LIAM			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
OBRIEN ASHLEY LYNNE			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	428,800	428,800	
55 ELIS LN				0 Light		RES LAND	1010	422,100	422,100	
DUXBURY MA 02332		SUPPLEMENTAL DATA				RESIDNTL	1010	62,300	62,300	<b>VISION</b>
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2048 Total Acres .513 Chapter Lan GIS ID F_861991_2840218		Cyclical 2 Exemption W District Res Exem Assoc Pid#				Total		913,200	913,200	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
OBRIEN PATRICK LIAM		55169 64	06-18-2021	U	I	680,000	1	Year	Code	Assessed	Year	Code	Assessed
KATES DAN W		16504 0028	08-14-1998	Q	I	1	00	2023	1010	338,200	2022	1010	313,500
SHEPHERD MICHAEL E		9946 0197	09-14-1990	Q	I	245,000	00		1010	452,600		1010	291,600
									1010	38,500		1010	40,200
		Total						Total		829,300	Total		645,300
								Total			Total		594,700

EXEMPTIONS			OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 428,800			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				
ASSESSING NEIGHBORHOOD							Appraised Ob (B) Value (Bldg) 62,300					
Nbhd	Nbhd Name		B	Tracing		Batch		Appraised Land Value (Bldg) 422,100				
0060							Special Land Value 0					
NOTES							Total Appraised Parcel Value 913,200					
							Valuation Method C					
							Total Appraised Parcel Value 913,200					

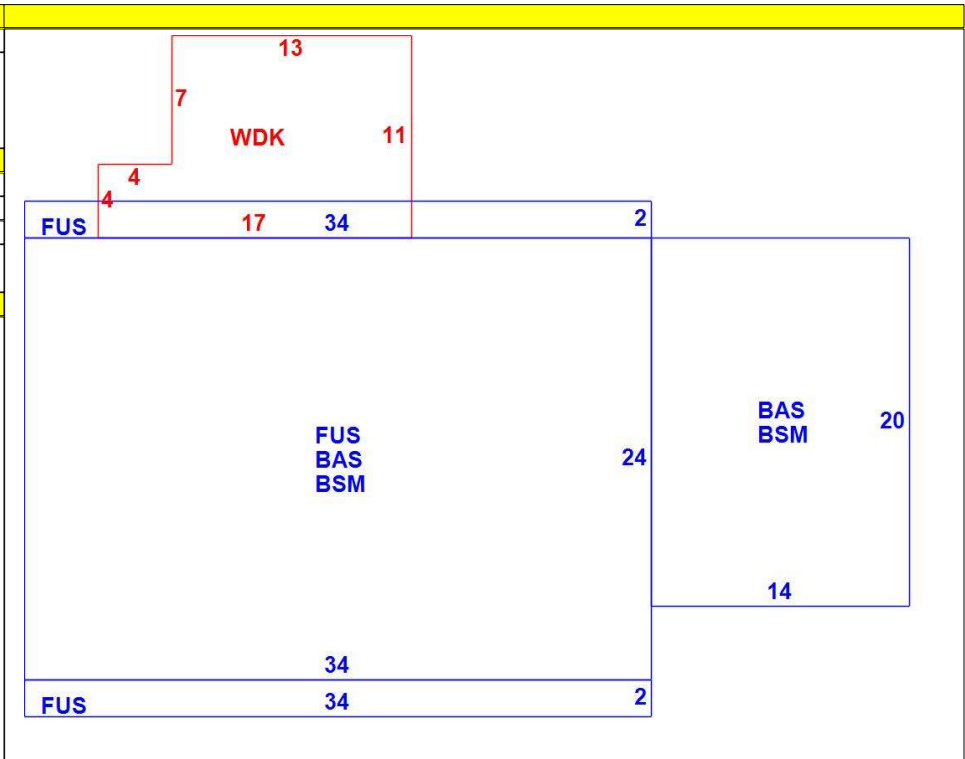
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
									05-24-2022	SJD	9	1	07	Measure - Info @ Door
									04-12-2013	VGS			20	Field Review
									08-09-2007	BSB		1	00	Measure & 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	22,332 SF	14.09	1.00000	5	1.00	0060	1.341		1.0000	18.90	422,100
Total Card Land Units					0.51 AC	Parcel Total Land Area					0.51	Total Land Value			422,100

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description	Element	Cd	Description				
Style	03	Colonial	Bsmt Area	1096					
Model	01	Residential	Bsmt Type	04					
Grade	06	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	02	Oil							
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	2								
Bsmt Area	1096								

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

COST / MARKET VALUATION				
Net Other Adj		518,037		
Replace Cost		24,795		
Year Built		1984		
Effective Year Built		2000		
Depreciation Code		G		
Remodel Rating				
Year Remodeled				
Depreciation %		21		
Functional Obsol				
External Obsol				
Trend Factor		1.000		
Condition				
Condition %				
Percent Good		79		
Cns Sect Rcnld		428,800		
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
SPL2	Ing Pool-Good	L	1,000	89.00	1986	A	70	C	1.00	62,300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,096	1,096	1,096	226.91	248,694	
BSM	Basement	0	1,096	219	45.34	49,693	
FUS	Finished Upper Story	952	952	952	226.91	216,019	
WDK	Deck	0	159	16	22.83	3,631	
Ttl Gross Liv / Lease Area		2,048	3,303	2,283		518,037	

