

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
ODONOVAN WILLIAM O			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
ODONOVAN MARY ANNE E			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	374,800	374,800	
77 BOLAS RD		SUPPLEMENTAL DATA			RES LAND	1010	350,300	350,300		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2057 Total Acres .92 Chapter Lan GIS ID F_863728_2840284			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	6,300	6,300	
							Total	731,400	731,400	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ODONOVAN WILLIAM O		43141 0194	05-31-2013	Q	I	465,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
REIMAN ROBERT F		3848 0014	12-20-1972	U	I	39,800	1	2023	1010	286,900	2022	1010	263,200	2021	1010	246,100
									1010	504,700		1010	320,700		1010	309,300
									1010	3,400		1010	3,400		1010	3,400
							Total	795,000	Total	587,300	Total	558,800				

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)	374,800
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	6,300
Appraised Land Value (Bldg)	350,300
Special Land Value	0
Total Appraised Parcel Value	731,400
Valuation Method	C
Total Appraised Parcel Value	731,400

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
2014-140	06-09-2014	MS	Miscellaneous	3,500		100		RE-INSTALL 18 X 32 ABOVE GR WALL REPLC STEELBEAM	09-12-2018	SJD			20	Field Review
241	07-28-2008	RM	Remodel	4,000		100			04-03-2014	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									07-18-2007	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	40,039 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,300
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			350,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1011	
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	Net Other Adj		491,453
Heat Type	04	Forced Air-Duc	Replace Cost		527,852
AC Type	01	None	Year Built		1972
Bedrooms	4		Effective Year Built		1992
Full Baths	2		Depreciation Code		A
Half Baths	0		Remodel Rating		
Extra Fixtures	0		Year Remodeled		
Total Rooms	7		Depreciation %		29
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	1		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		71
Sq Ft Fin Bsmt	600		Cns Sect Rcnld		374,800
FBM Quality	03	Average	Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	1011		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
WDK	Deck	L	160	21.00	1975	A	70	C	1.00	2,400
SPL4	Above Ground	L	576	8.00	2014	G	85	C	1.00	3,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,151	1,151	1,151	191.15	220,016
BSM	Basement	0	1,011	202	38.19	38,613
FGR	Garage	0	576	230	76.33	43,965
FOP	Open Porch	0	112	17	29.01	3,250
FUS	Finished Upper Story	906	906	906	191.15	173,184
WDK	Deck	0	652	65	19.06	12,425
Ttl Gross Liv / Lease Area		2,057	4,408	2,571		491,453

