

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
MACDONALD CHRISTOPHER MICHA MACDONALD REBECCA SLADE 61 MAPLE POND LN		0	Water	0	Cul-De-Sac	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	535,700	535,700
DUXBURY MA 02332		SUPPLEMENTAL DATA				0	Light	RES LAND	1010	445,900	445,900
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2560 Total Acres .918 Chapter Lan GIS ID F_867776_2841083		Cyclical 4 Exemption W District Res Exem Assoc Pid#		Total				981,600	981,600

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MACDONALD CHRISTOPHER MICHAEL		51383 153	07-19-2019	Q	I	700,000	00	Year	Code	Assessed	Year	Code	Assessed
REUSCHER PAUL		47345 0080	08-19-2016	Q	I	570,000	00	2023	1010	409,100	2022	1010	374,900
KOONTZ ROBERT T & JUDITH A		7816 0138	06-26-1987	Q	I	285,000	00		1010	478,600	2021	1010	304,100
		Total						887,700		Total		679,000	
								Total		Total		642,800	

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
0060				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	535,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	445,900
Special Land Value	0
Total Appraised Parcel Value	981,600
Valuation Method	C
Total Appraised Parcel Value	981,600

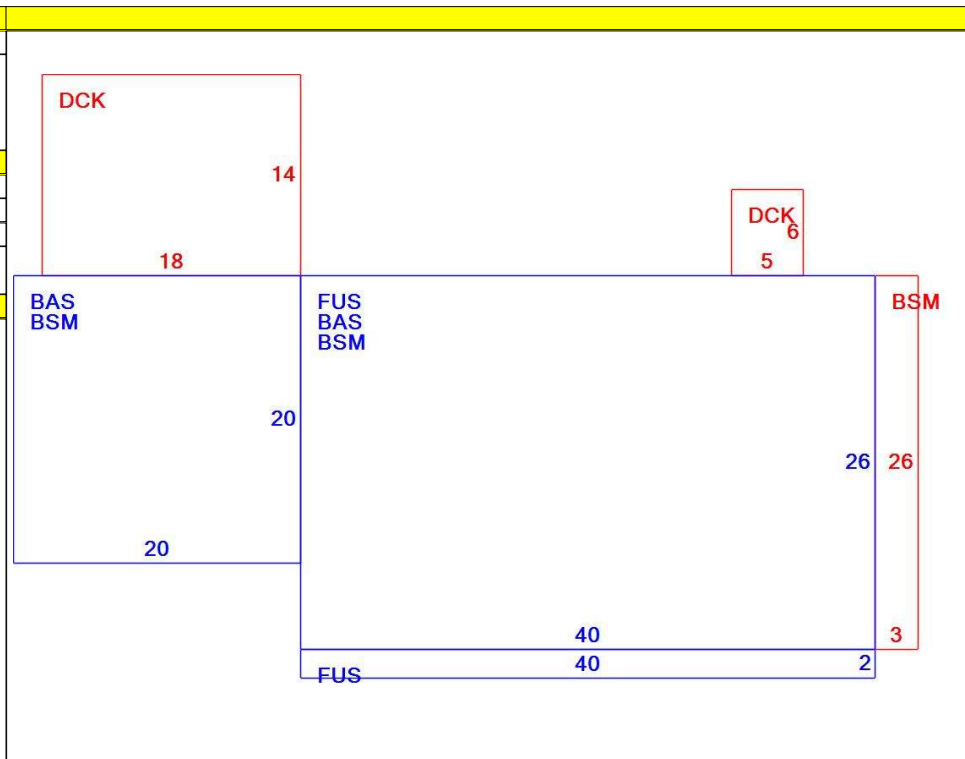
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
									07-11-2017	JLF	9	1	06	Inspection Only
									06-07-2017	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									08-08-2007	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	40,001 SF	8.75	1.00000	5	1.00	0060	1.341		ES95	0.9500	11.15	445,900
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			445,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1518	
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	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	2				
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	360				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1518				

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

COST / MARKET VALUATION		
Net Other Adj		613,076
Replace Cost		40,165
Year Built		653,240
Effective Year Built		1987
Depreciation Code		2003
Remodel Rating		G
Year Remodeled		
Depreciation %	18	
Functional Obsol		
External Obsol		
Trend Factor	1.000	
Condition		
Condition %		
Percent Good	82	
Cns Sect Rcnld	535,700	
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	1,440	1,440	1,440	211.99	305,266	
BSM	Basement	0	1,518	304	42.45	64,445	
DCK	Deck	0	282	28	21.05	5,936	
FUS	Finished Upper Story	1,120	1,120	1,120	211.99	237,429	
Ttl Gross Liv / Lease Area		2,560	4,360	2,892		613,076	

