

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BINSFIELD ANTHONY P			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
BINSFIELD TAMMY L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	126,400	126,400
181 EAST ST		SUPPLEMENTAL DATA			0 Heavy	RES LAND	1010	350,700	350,700
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 960 Total Acres .938 Chapter Lan GIS ID F_866061_2838906			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	2,100	2,100
						Total		479,200	479,200

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
BINSFIELD ANTHONY P		11507 0002	12-28-1992	Q	I	120,000	00	Year	Code	Assessed	Year	Code	Assessed	
NUTTING FAMILY TRUST		5468 0277	09-29-1983	Q	I	65,000	00	2023	1010	135,800	2022	1010	118,800	
									1010	364,700		1010	300,600	
									1010	1,400		1010	1,400	
						Total		501,900	Total		420,800	Total		376,900

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

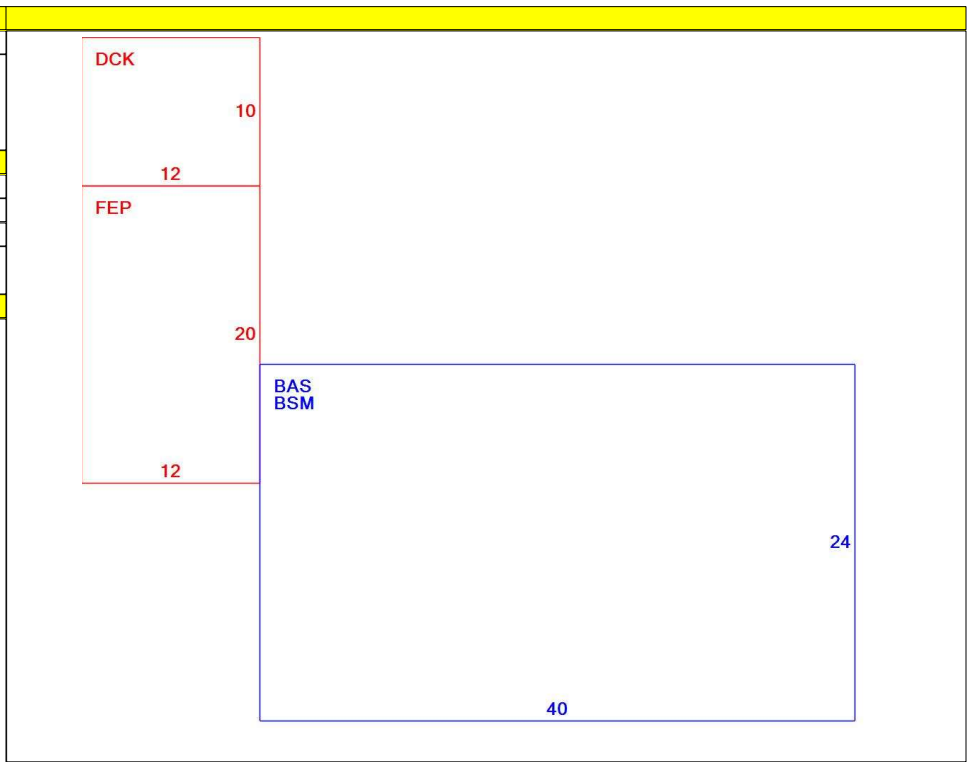
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	126,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	2,100
Appraised Land Value (Bldg)	350,700
Special Land Value	0
Total Appraised Parcel Value	479,200
Valuation Method	C
Total Appraised Parcel Value	479,200

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
BPO-20-256	10-14-2020	MN	Maintenance	5,000		100		Strip and re-roof	04-12-2013	VGS			20	Field Review
520	12-03-2002	DM	Demolish	2,500	09-17-2003	100		DEM SHED	09-17-2003	KP		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	40,000 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.020 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	700
Total Card Land Units					0.94 AC	Parcel Total Land Area					0.94	Total Land Value			350,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	960	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			191,361
Interior Floor 2			Net Other Adj		15,800
Heat Fuel	02	Oil	Replace Cost		207,160
Heat Type	04	Forced Air-Duc	Year Built		1962
AC Type	01	None	Effective Year Built		1982
Bedrooms	3		Depreciation Code		F
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		39
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		61
Gas Fireplaces	0		Cns Sect Rcnld		126,400
Sq Ft Fin Bsmt	432		Dep % Ovr		
FBM Quality	02	Low Quality	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	960		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
SHD1	Shed	L	144	21.00	1980	A	70	C	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	960	960	960	146.30	140,448
BSM	Basement	0	960	192	29.26	28,090
DCK	Deck	0	120	12	14.63	1,756
FEP	Finished Enclosed Porch	0	240	144	87.78	21,067
Ttl Gross Liv / Lease Area		960	2,280	1,308		191,361

