

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
DORMADY TIMOTHY		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
DORMADY SAMANTHA		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	708,900	708,900	
197 EAST ST				0	Heavy			RES LAND	1010	367,600	367,600	
DUXBURY MA 02332		SUPPLEMENTAL DATA						RESIDNTL	1010	43,300	43,300	
Alt Prcl ID		Cyclical		4								
Scnd Home		Exemption										
Tax Class T		W										
Tot Fin Area 2794		District										
Total Acres 1.678		Res Exem										
Chapter Lan												
GIS ID F_866265_2839043		Assoc Pid#										
									Total	1,119,800	1,119,800	VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DORMADY TIMOTHY	25277	0107	05-29-2003	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
DORMADY TIMOTHY	25277	0088	05-29-2003	U	I	1	1A	2023	1010	531,400	2022	1010	449,700	2021	1010	431,700
DORMADY TIMOTHY	16670	0098	10-02-1998	U	I	260,000	1		1010	382,200		1010	315,100		1010	262,700
FONSECA KATHRYN M TRUSTEE	13234	0229	10-31-1994	Q	I	110,000	00		1010	25,100		1010	25,100		1010	25,100
									Total	938,700	Total	789,900	Total	719,500		

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

APPRAISED VALUE SUMMARY											
Appraised Bldg. Value (Card)										708,900	
Appraised Xf (B) Value (Bldg)										0	
Appraised Ob (B) Value (Bldg)										43,300	
Appraised Land Value (Bldg)										367,600	
Special Land Value										0	
Total Appraised Parcel Value										1,119,800	
Valuation Method										C	
Total Appraised Parcel Value										1,119,800	

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
14840	03-10-1998	NC	New Construct	125,000	11-22-1998	100		26X36 2 STY/GAR/PRCH		04-12-2013	VGS			20	Field Review
13772	08-02-1995	DM	Demolish	3,700	05-21-1996	100		DEMO OF EXSTNG HOUSE		10-11-2007	BSB			01	Measure - No Entry

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	0.485	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.81	17,000	
1	1010	Single Family	RC	Undevelop	0.275	AC 2,000.00	1.00000	0	1.00	0050	1.000	EASEMENT	1.0000	0.05	600	
Total Card Land Units					1.68	AC	Parcel Total Land Area					1.68	Total Land Value			367,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1316	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	1.9				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	02	Shed			
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	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
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	400				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1316				

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

COST / MARKET VALUATION	
Net Other Adj	745,536
Replace Cost	42,080
Year Built	1998
Effective Year Built	2011
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	10
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	90
Cns Sect Rcnd	708,900
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
BRN5	Barn - 2 Story	L	896	69.00	2000	A	70	C	1.00	43,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,316	1,316	1,316	223.62	294,279
BSM	Basement	0	1,316	263	44.69	58,811
DCK	Deck	0	32	3	20.96	671
FGR	Garage	0	624	250	89.59	55,904
FNS	Finished 90% Story	907	1,008	907	201.21	202,820
FOP	Open Porch	0	216	32	33.13	7,156
FUS	Finished Upper Story	72	72	72	223.62	16,100
PTO	Patio	0	468	23	10.99	5,143
TQS	Three Quarter Story	468	624	468	167.71	104,652
Ttl Gross Liv / Lease Area		2,763	5,676	3,334		745,536

