

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CONNELLY MARK J			0 Water	0 Arterial	1 Poor	Description	Code	Appraised	Assessed	905  DUXBURY, MA
225 EAST ST			0 Sewer	0 Paved	0 Average	RESIDNTL	1010	360,000	360,000	
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			0 Light	RES LAND	1010	256,600	256,600	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2508 Total Acres .25 Chapter Lan GIS ID F_866401_2838799		Cyclical Exemption W District Res Exem			4	RESIDNTL	1010	700	700	
						Total		617,300	617,300	<b>VISION</b>

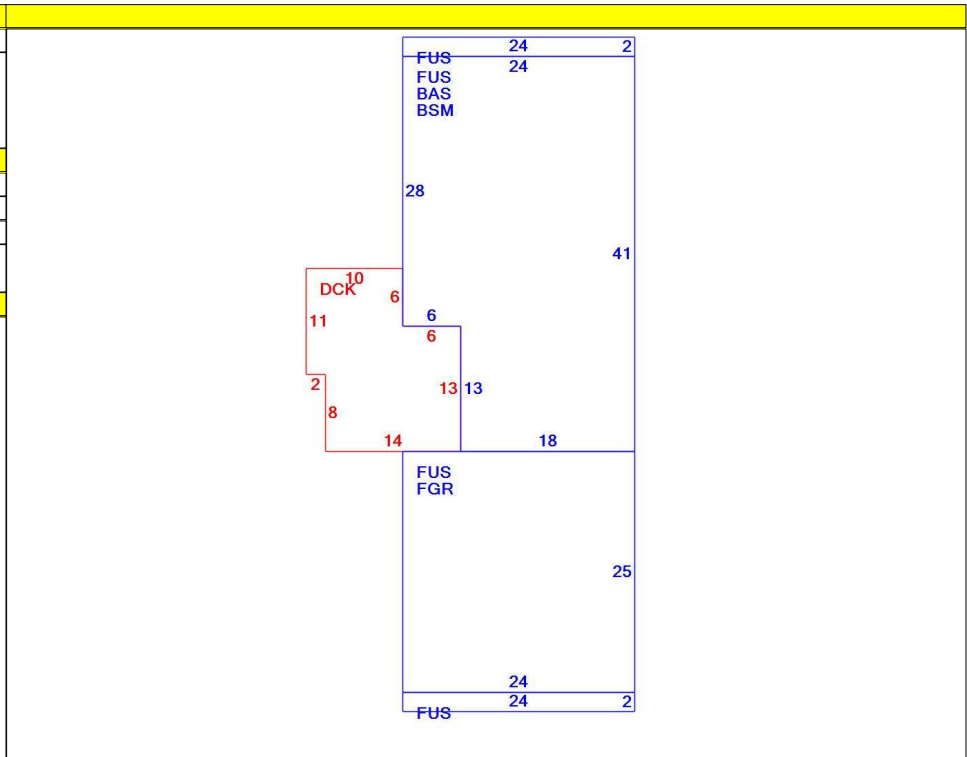
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
CONNELLY MARK J		38415 0246	04-12-2010	Q	I	289,000	00	Year	Code	Assessed	Year	Code	Assessed	
HSBC BANK USA NAT ASSOC TT		37587 0154	08-06-2009	U	I	276,500	1S	2023	1010	272,100	2022	1010	248,400	
DORMADY SEAN P		15119 0156	04-24-1997	U	I	106,000	1		1010	265,400		1010	218,000	
									1010	500		1010	500	
						Total		538,000	Total		466,900	Total		413,300

EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor							
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int						
		Total	0.00											
ASSESSING NEIGHBORHOOD								APPRAISED VALUE SUMMARY						
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)			360,000	
0050										Appraised Xf (B) Value (Bldg)			0	
										Appraised Ob (B) Value (Bldg)			700	
										Appraised Land Value (Bldg)			256,600	
										Special Land Value			0	
										Total Appraised Parcel Value			617,300	
										Valuation Method			C	
										Total Appraised Parcel Value			617,300	

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
BP-19-341	10-07-2019	MN		12,000		100		ROOF		04-12-2013	VGS			20	Field Review
12406	06-29-1992	NC	New Construct	94,000	05-28-1996	100		DEMO OLD HSE/RECONST		10-11-2007	KP			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	10,890 SF	24.80	1.00000	5	1.00	0050	1.000	NEXT TO HW/SWAMP	TN95	0.9500	24.80
Total Card Land Units					0.25 AC	Parcel Total Land Area					0.25	Total Land Value			256,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	906	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
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		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			415,568
Interior Floor 2			Net Other Adj		13,000
Heat Fuel	02	Oil	Replace Cost		428,569
Heat Type	05	Hot Water	Year Built		1995
AC Type	01	None	Effective Year Built		2005
Bedrooms	3		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		16
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		84
Gas Fireplaces	0		Cns Sect Rcnd		360,000
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	906		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	50	21.00	1980	A	70	C	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	906	906	906	140.68	127,456
BSM	Basement	0	906	181	28.10	25,463
DCK	Deck	0	252	25	13.96	3,517
FGR	Garage	0	600	240	56.27	33,763
FUS	Finished Upper Story	1,602	1,602	1,602	140.68	225,369
Ttl Gross Liv / Lease Area		2,508	4,266	2,954		415,568

