

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
HALLISEY ROBERT K			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
HALLISEY SUSANNE M			0 No Sewer	0 Gravel	0 Average	RESIDNTL	1010	456,800	456,800	
30 WENDELL POND RD				0 Light		RES LAND	1010	437,600	437,600	
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			RESIDNTL	1010	35,800	35,800		
Alt Prcl ID		Cyclical 4								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 2230		District								
Total Acres 6.7625		Res Exem								
Chapter Lan										
GIS ID F_864451_2837191		Assoc Pid#								
							Total	930,200	930,200	

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
HALLISEY ROBERT K		12270 0042	10-06-1993	Q	I	241,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MURPHY EDWARD C TRUSTEE		12066 0060	07-27-1993	Q	V	88,000	00	2023	1010	350,500	2022	1010	337,900	2021	1010	307,100
									1010	478,900		1010	399,300		1010	333,900
									1010	19,600		1010	19,600		1010	19,600
							Total	849,000	Total	756,800	Total	660,600				

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						
0050					Appraised Bldg. Value (Card)					456,800
					Appraised Xf (B) Value (Bldg)					0
					Appraised Ob (B) Value (Bldg)					35,800
					Appraised Land Value (Bldg)					437,600
					Special Land Value					0
					Total Appraised Parcel Value					930,200
					Valuation Method					C
					Total Appraised Parcel Value					930,200

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
2016-19	02-04-2016	MN	Maintenance	8,903		100		REPLACE 2 DOORS		08-26-2014	JLF	10	1	00	Measure & Listed
337	07-10-2003	AD	Addition	22,300	08-26-2004	100		INGROUND POOL		04-12-2013	VGS			20	Field Review
12867	07-12-1993	NC	New Construct	129,000	01-01-1994	100		2STY24X28W/2CR ATT G		08-26-2004	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	POND FRONT	W110	1.1000	8.75	385,000	
1	1010	Single Family	RC	Residual	2.451	AC	35,000.00	0.53372	5	1.00	0050	1.000			1.0000	0.43	45,800	
1	1010	Single Family	RC	Undevelop	3.393	AC	2,000.00	1.00000	0	1.00	0050	1.000			1.0000	0.05	6,800	
Total Card Land Units					6.76	AC	Parcel Total Land Area					6.76	Total Land Value					437,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1140	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2	11	Clapboard			S
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		527,831
Interior Floor 2	14	Carpet	Replace Cost		43,160
Heat Fuel	02	Oil	Year Built		570,990
Heat Type	05	Hot Water	Effective Year Built		1993
AC Type	03	Central	Depreciation Code		2001
Bedrooms	4		Remodel Rating		A
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		20
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		80
Extra Openings	0		Cns Sect Rcnd		456,800
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	676		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1140		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
SPL1	Ing Pool - Ave	L	800	64.00	2003	A	70	C	1.00	35,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,161	1,161	1,161	191.04	221,792
BSM	Basement	0	1,140	228	38.21	43,556
DCK	Deck	0	288	29	19.24	5,540
FGR	Garage	0	576	230	76.28	43,938
FNS	Finished 90% Story	421	468	421	171.85	80,426
FOP	Open Porch	0	144	22	29.19	4,203
FUS	Finished Upper Story	672	672	672	191.04	128,376
Ttl Gross Liv / Lease Area		2,254	4,449	2,763		527,831

