

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DYSON MICHAEL			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
DYSON MARIA			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	594,300	594,300
17 GARDNER RD		SUPPLEMENTAL DATA			RES LAND	1010	469,900	469,900	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2392 Total Acres .928 Chapter Lan GIS ID F_865975_2838668			Cyclical 4 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	2,900	2,900
						Total		1,067,100	1,067,100

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
DYSON MICHAEL & MARIA TT		58029 223	06-22-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	
DYSON MICHAEL		45959 0294	08-24-2015	Q	I	688,000	00	2023	1010	453,900	2022	1010	431,200	
COX RICHARD C JR & KRISTEN H		12703 0288	03-03-1994	Q	I	300,000	00		1010	504,300		1010	320,400	
O'BRIEN, ROBERT N. &		9961 0267	09-26-1990	Q	V	310,000	00		1010	2,000		1010	2,000	
						Total		960,200	Total		753,600	Total		698,400

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

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			594,300
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			2,900
Appraised Land Value (Bldg)			469,900
Special Land Value			0
Total Appraised Parcel Value			1,067,100
Valuation Method			C
Total Appraised Parcel Value			1,067,100

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

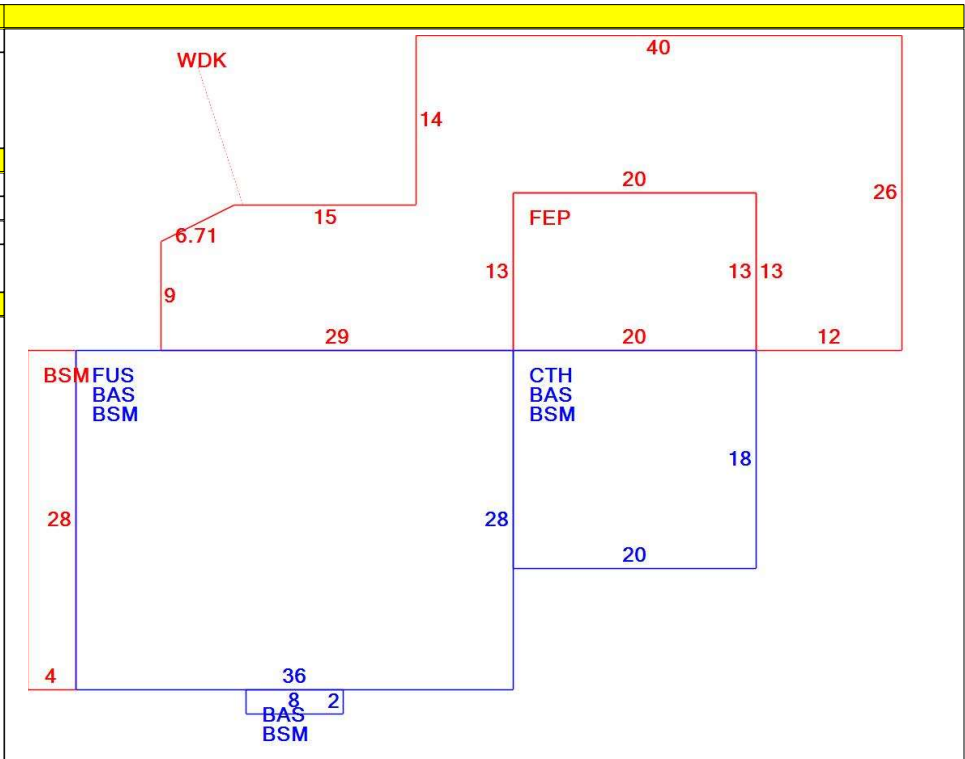
NOTES									

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
495	10-28-2005	AD	Addition	40,000	07-17-2006	100		14X20 SUNRM/DECK	04-15-2016	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									07-17-2006	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	0060	1.341			11.74	469,400	
1	1010	Single Family	RC	Residual	0.010	AC 35,000.00	1.00000	5	1.00	0060	1.341			1.15	500	
Total Card Land Units					0.93	AC	Parcel Total Land Area					0.93	Total Land Value			469,900

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description	Element	Cd	Description				
Style	03	Colonial	Bsmt Area	1496					
Model	01	Residential	Bsmt Type	04					
Grade	07	Very 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	10	Wood Shingle							
Interior Wall 1	05	Drywall							
Interior Wall 2									
Interior Floor 1	12	Hardwood							
Interior Floor 2	14	Carpet							
Heat Fuel	02	Oil							
Heat Type	05	Hot Water							
AC Type	01	None							
Bedrooms	4								
Full Baths	2								
Half Baths	1								
Extra Fixtures	1								
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	400								
FBM Quality	03	Average							
Foundation	06	Poured Conc							
Bsmt Garage	2								
Bsmt Area	1496								

CONDO DATA					COST / MARKET VALUATION				
Parcel Id	C	Owne							
		B	S						
Adjust Type	Code	Description	Factor%						
Condo Flr									
Condo Unit									
Net Other Adj					680,151				
Replace Cost					44,640				
Year Built					724,790				
Effective Year Built					1988				
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					594,300				
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
SHD1	Shed	L	140	21.00	2015	E	100	C	1.00	2,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,384	1,384	1,384	227.86	315,353
BSM	Basement	0	1,496	299	45.54	68,129
CTH	Cathedral Ceiling	0	360	36	22.79	8,203
FEP	Finished Enclosed Porch	0	260	156	136.71	35,546
FUS	Finished Upper Story	1,008	1,008	1,008	227.86	229,679
WDK	Deck	0	1,023	102	22.72	23,241
Ttl Gross Liv / Lease Area		2,392	5,531	2,985		680,151

