

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
VEITAS MATAS			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	
VEITAS MARGARET			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	730,800	730,800	
135 PINE LAKE RD		SUPPLEMENTAL DATA				RES LAND	1010	487,900	487,900	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2612 Total Acres .952 Chapter Lan		Cyclical 6 Exemption W District Res Exem						
GIS ID F_867208_2836978		Assoc Pid#						Total	1,218,700	1,218,700

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
VEITAS MATAS		51056 177	04-30-2019	Q	I	830,000	00	Year	Code	Assessed	Year	Code	Assessed
MONTELLO ALBERT A		43208 0065	06-14-2014	Q	I	695,500	00	2023	1010	580,200	2022	1010	532,000
SAMPSON BRADFORD C & MADELEINE		41479 0312	06-07-2012	U	I	100	1A		1010	476,600		1010	402,200
SAMPSON BRADFORD C		34676 0171	06-15-2007	Q	I	789,000	00						
DELANEY FAMILY RLTY TRUST		19174 0107	12-15-2000	U	I	100	1F						
Total								1,056,800	Total	934,200	Total	826,000	

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			730,800
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			0
Appraised Land Value (Bldg)			487,900
Special Land Value			0
Total Appraised Parcel Value			1,218,700
Valuation Method			C
Total Appraised Parcel Value			1,218,700

NOTES							

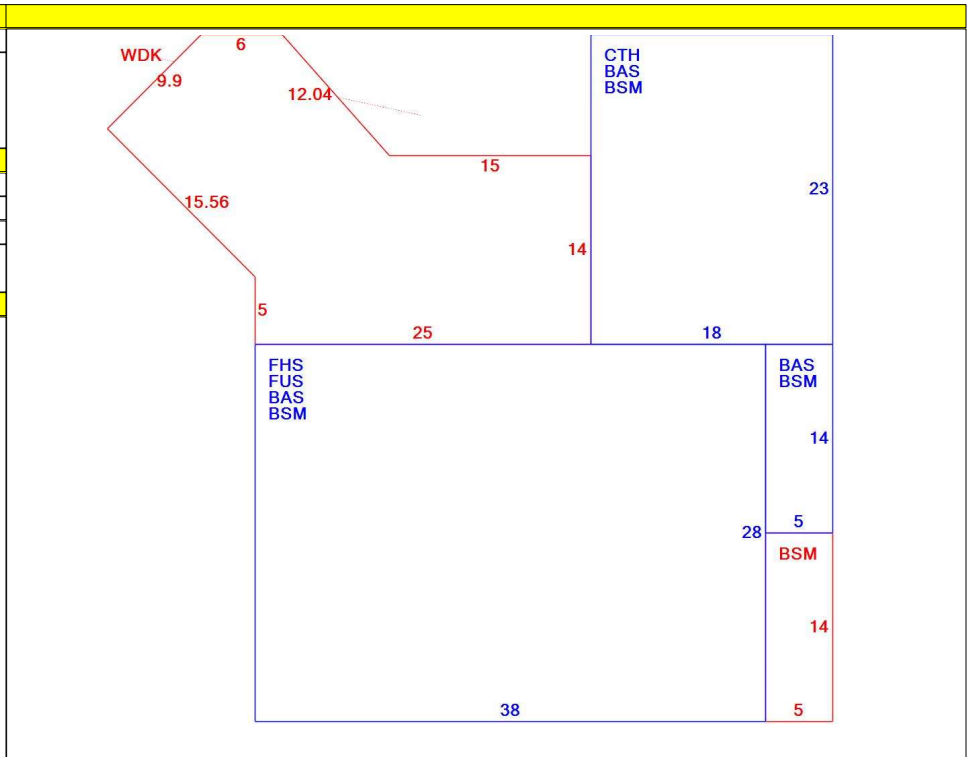
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
2018-23	01-26-2018	RM	Remodel	5,600	05-25-2018	100		FINISH 3RD FLOOR WORK UN 3RD FLR DORMER TO CREATE ROOF	05-06-2020	SJD	9		20	Field Review
2017-306	09-25-2017	NC	New Construct	61,800	05-25-2018	100			05-25-2018	JLF	5		01	Measure - No Entry
6	01-25-2006	MS	Miscellaneous	7,000		100			07-16-2015	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									08-09-1999	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	PD	Primary	40,000	SF	8.75	1.00000	5	1.00	0070	1.389		1.0000	12.16	486,200
1	1010	Single Family	PD	Residual	0.034	AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.13	1,700
Total Card Land Units					0.95	AC	Parcel Total Land Area					0.95	Total Land Value			487,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1618	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable			
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	03	Central			
Bedrooms	5				
Full Baths	3				
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	560				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1618				

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

COST / MARKET VALUATION	
Net Other Adj	863,970
Replace Cost	61,075
Year Built	1984
Effective Year Built	2000
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	79
Cns Sect Rcnd	730,800
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,548	1,548	1,548	242.62	375,576
BSM	Basement	0	1,618	324	48.58	78,609
CTH	Cathedral Ceiling	0	414	41	24.03	9,947
FHS	Finished Half Story	532	1,064	532	121.31	129,074
FUS	Finished Upper Story	1,064	1,064	1,064	242.62	258,148
WDK	Deck	0	517	52	24.40	12,616
Ttl Gross Liv / Lease Area		3,144	6,225	3,561		863,970

