

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
TEPPER MATTHEW L			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA	
TEPPER SARAH K			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	523,000	523,000		
4 TINKERS LEDGE RD		SUPPLEMENTAL DATA				RES LAND	1010	469,300	469,300	VISION	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2462 Total Acres .78 Chapter Lan		Cyclical 6 Exemption W District Res Exem							
GIS ID F_867731_2836101		Assoc Pid#						Total	992,300		992,300

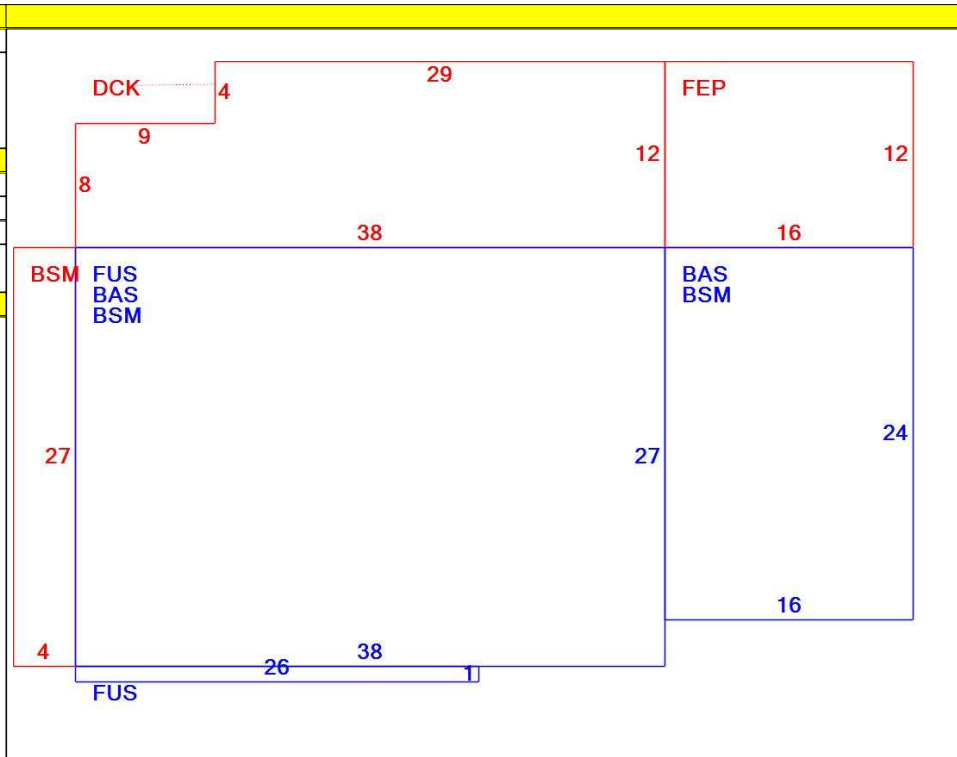
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TEPPER MATTHEW L		45457 0089	04-22-2015	U	I	595,000	1	Year	Code	Assessed	Year	Code	Assessed
ROWE JOHN J & CHRISTINE W		21434 0199	01-29-2002	U	I	100	1F	2023	1010	400,700	2022	1010	367,600
									1010	459,000	2021	1010	342,800
												1010	348,800
								Total		859,700	Total		757,900
											Total		691,600

EXEMPTIONS			OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
Total			0.00					Appraised Bldg. Value (Card) 523,000				
								Appraised Xf (B) Value (Bldg) 0				
								Appraised Ob (B) Value (Bldg) 0				
								Appraised Land Value (Bldg) 469,300				
								Special Land Value 0				
								Total Appraised Parcel Value 992,300				
								Valuation Method C				
								Total Appraised Parcel Value 992,300				

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
2017-176	05-25-2017	BP	Bldg Permit	30,000	08-23-2018	100		NEW DECK 12' X 36'	08-23-2018	JLF	5		01	Measure - No Entry
2015-120	05-12-2015	RM	Remodel	13,000	07-16-2015	100		REFURBISH EXISTING KITCHEN	07-16-2015	SJD	9		01	Measure - No Entry
13796	08-17-1995	NC	New Construct	1,500	05-28-1996	100		10X15 DK & STAIRS	04-12-2013	VGS			20	Field Review
									08-23-2007	BSB		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	33,977 SF	9.94	1.00000	5	1.00	0070	1.389			1.0000	13.81	469,300
Total Card Land Units					0.78	AC	Parcel Total Land Area					0.78	Total Land Value			469,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1518	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2					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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		615,239
Interior Floor 2			Replace Cost		46,763
Heat Fuel	03	Gas	Year Built		1982
Heat Type	05	Hot Water	Effective Year Built		2000
AC Type	03	Central	Depreciation Code		G
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		21
Extra Fixtures	0		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		79
Extra Openings	0		Cns Sect Rcnld		523,000
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	606		Dep Ovr Comment		
FBM Quality	04	Above Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1518		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	1,410	1,410	1,410	210.48	296,780
BSM	Basement	0	1,518	304	42.15	63,987
DCK	Deck	0	420	42	21.05	8,840
FEP	Finished Enclosed Porch	0	192	115	126.07	24,205
FUS	Finished Upper Story	1,052	1,052	1,052	210.48	221,427
Ttl Gross Liv / Lease Area		2,462	4,592	2,923		615,239

