

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
SCHULTZ RONALD & BARBARA TTS SCHULTZ REALTY TRUST 27 TINKERS LEDGE RD DUXBURY MA 02332		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	623,200	623,200
				0	Medium			RES LAND	1010	501,100	501,100
SUPPLEMENTAL DATA											
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3710 Total Acres 3.198 Chapter Lan				Cyclical Exemption W District Res Exem		6					
GIS ID F_868286_2835514				Assoc Pid#		Total				1,124,300	1,124,300

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SCHULTZ RONALD & BARBARA TTS SCHULTZ W RONALD		15798 199	01-12-1998	U	I	172,000	1 1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		5264 265	12-20-1982	Q	I			2023	1010	471,900	2022	1010	431,000	2021	1010	404,200
									1010	489,300		1010	413,800		1010	375,100
														1010	2,200	
								Total		961,200	Total		844,800	Total		781,500

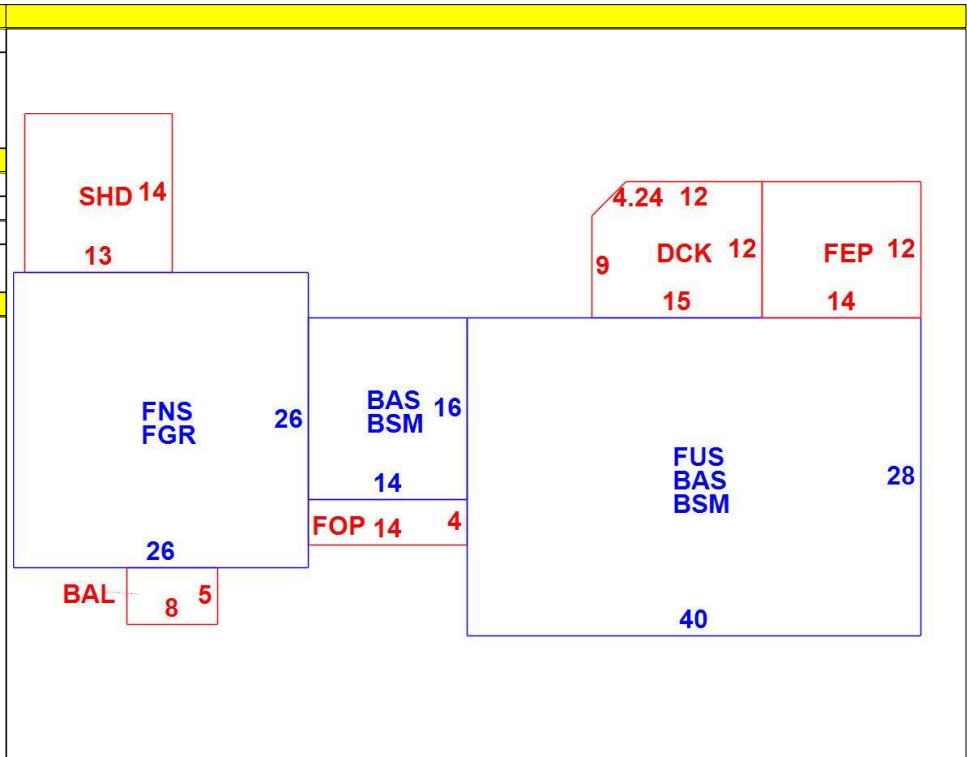
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int										
			Total	0.00															

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY												
Nbhd	Nbhd Name	B	Tracing	Batch														
0070					Appraised Bldg. Value (Card)	623,200	Appraised Xf (B) Value (Bldg)	0	Appraised Ob (B) Value (Bldg)	0	Appraised Land Value (Bldg)	501,100	Special Land Value	0	Total Appraised Parcel Value	1,124,300	Valuation Method	C
Total Appraised Parcel Value																1,124,300		

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	
QP-19-155	06-21-2019	MN		8,000		100		REPLACE 1 DOOR AND WOOD	01-07-2021	SJD	0	1	00	Measure & Listed	
45	05-04-2011	MN	Maintenance	4,000		100		WOOD SIDING	11-03-2020	SJT	10		20	Field Review	
57	06-09-2008	MN	Maintenance	23,862		100		23 WINDOWS	04-12-2013	VGS			20	Field Review	
157	05-09-2006	MS	Miscellaneous	5,880		100		14X14 UTILITY BLDG	08-15-2007	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	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	0.186	AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.11	9,000
1	1010	Single Family	WP	Undevelop	2.110	AC	2,000.00	1.00000	0	1.00	0070	1.389		1.0000	0.06	5,900
Total Card Land Units					3.21	AC	Parcel Total Land Area					3.21	Total Land Value			501,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1344	
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	14	Wood Shingle			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		760,862
Interior Floor 2			Replace Cost		27,985
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	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	2		Percent Good		79
Extra Openings	0		Cns Sect Rcnld		623,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1344		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
BAL	Balcony	0	40	4	19.99	800
BAS	First Floor	1,344	1,344	1,344	199.91	268,681
BSM	Basement	0	1,344	269	40.01	53,776
DCK	Deck	0	176	18	20.45	3,598
FEP	Finished Enclosed Porch	0	168	101	120.18	20,191
FGR	Garage	0	676	270	79.85	53,976
FNS	Finished 90% Story	608	676	608	179.80	121,546
FOP	Open Porch	0	56	8	28.56	1,599
FUS	Finished Upper Story	1,120	1,120	1,120	199.91	223,901
SHD	Attached Shed	0	182	64	70.30	12,794
Ttl Gross Liv / Lease Area		3,072	5,782	3,806		760,862

