

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION
STAMBOULIS XENOPHON			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	
STAMBOULIS DIMITRA			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	599,100	599,100	
72 SOUTH ST		SUPPLEMENTAL DATA			RES LAND	1010	356,000	356,000		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2562 Total Acres 1.088 Chapter Lan GIS ID F_864336_2833583			Cyclical 2 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	8,700	8,700	
						Total		963,800	963,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
STAMBOULIS XENOPHON	48466	0044	05-25-2017	Q	I	710,000	00	Year	Code	Assessed	Year	Code	Assessed
FRAZIER JAMES P & KRISTEN M	44770	0237	09-24-2014	U	I	100	1A	2023	1010	467,900	2022	1010	428,800
FRAZIER JAMES TT	35720	0347	03-13-2008	U	I	100	1A		1010	370,200	2021	1010	305,100
FRAZIER JAMES P	30785	0002	06-24-2005	Q	I	650,000	00		1010	6,300		1010	6,300
SOTIR MARK	27571	0164	02-19-2004	U	I	285,000	1	Total		844,400	Total		740,200
								Total		638,500	Total		638,500

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								APPRAISED VALUE SUMMARY				
											Appraised Bldg. Value (Card)				599,100
											Appraised Xf (B) Value (Bldg)				0
											Appraised Ob (B) Value (Bldg)				8,700
											Appraised Land Value (Bldg)				356,000
											Special Land Value				0
											Total Appraised Parcel Value				963,800
											Valuation Method				C
											Total Appraised Parcel Value				963,800

ASSESSING NEIGHBORHOOD							
Nbhd	Nbhd Name	B	Tracing	Batch			
0050							

NOTES												

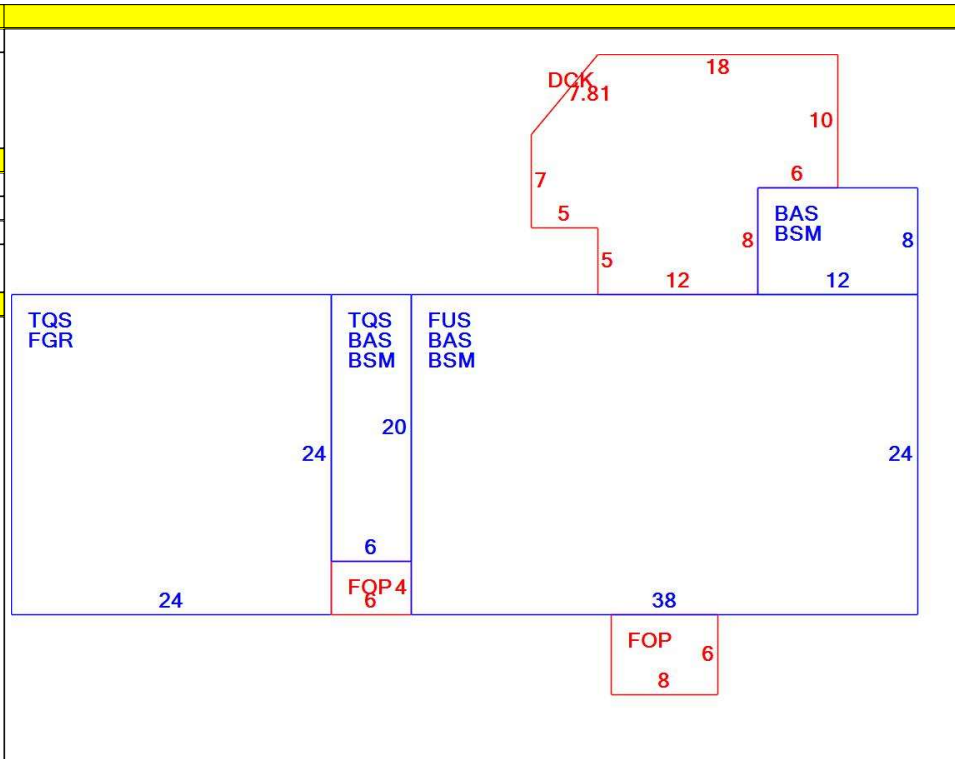
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
117	04-05-2004	DM	Demolish	2,500	05-21-2004	100		DEMO EXISTING GARAGE	07-03-2018	JLF	10	1	00	Measure & Listed
110	03-30-2004	NC	New Construct	177,000	06-30-2005	100		SNGL FAM DWELL/GARAG	11-20-2017	SJD	9		01	Measure - No Entry
99	03-23-2004	DM	Demolish	5,000	05-21-2004	100		DEMO EXISTING HOUSE	04-12-2013	VGS			20	Field Review
									09-05-2007	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	RC	Primary	40,000	SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	350,000
1	1010	Single Family	RC	Residual	0.171	AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	6,000
Total Card Land Units					1.09	AC	Parcel Total Land Area					1.09	Total Land Value		356,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1116	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	30	HARDI Plank			
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	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	470				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1116				

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

COST / MARKET VALUATION	
Net Other Adj	646,760
Replace Cost	41,833
Year Built	2004
Effective Year Built	2008
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	87
Cns Sect Rcnld	599,100
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
GNR	GENERATOR	L	1	12400.00	2007	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,128	1,128	1,128	211.22	238,258
BSM	Basement	0	1,128	226	42.32	47,736
DCK	Deck	0	326	33	21.38	6,970
FGR	Garage	0	576	230	84.34	48,581
FOP	Open Porch	0	72	11	32.27	2,323
FUS	Finished Upper Story	912	912	912	211.22	192,634
TQS	Three Quarter Story	522	696	522	158.42	110,258
Ttl Gross Liv / Lease Area		2,562	4,838	3,062		646,760

