

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
SMITH SCOTT CLEVELAND & LEIGH SMITH FAMILY TRUST 69 TROUT FARM LN DUXBURY MA 02332		0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	352,600	352,600
				0	Medium			RES LAND	1010	277,400	277,400
SUPPLEMENTAL DATA											
Alt Prcl ID				Cyclical		2					
Scnd Home				Exemption							
Tax Class T				W							
Tot Fin Area 1792				District							
Total Acres .287				Res Exem							
Chapter Lan											
GIS ID F_862137_2834576				Assoc Pid#							
								Total		630,000	630,000

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SMITH SCOTT CLEVELAND & LEIGH BA	50668	242	12-26-2018	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed			
SMITH SCOTT C	50033	49	07-12-2018	Q	I	470,000	00	2023	1010	307,300	2022	1010	283,600			
SIDHWA SOHRAB	46932	19	05-17-2016	Q	I	410,000	00		1010	287,500	2021	1010	205,400			
RENNER JOHN A & JANET R	39119	147	10-15-2010	Q	I	360,000	00									
RATTO CHARLES R & NOEL K TT	36157	0072	07-07-2008	U	I	1	1F									
								Total		594,800	Total		521,000	Total		457,500

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					

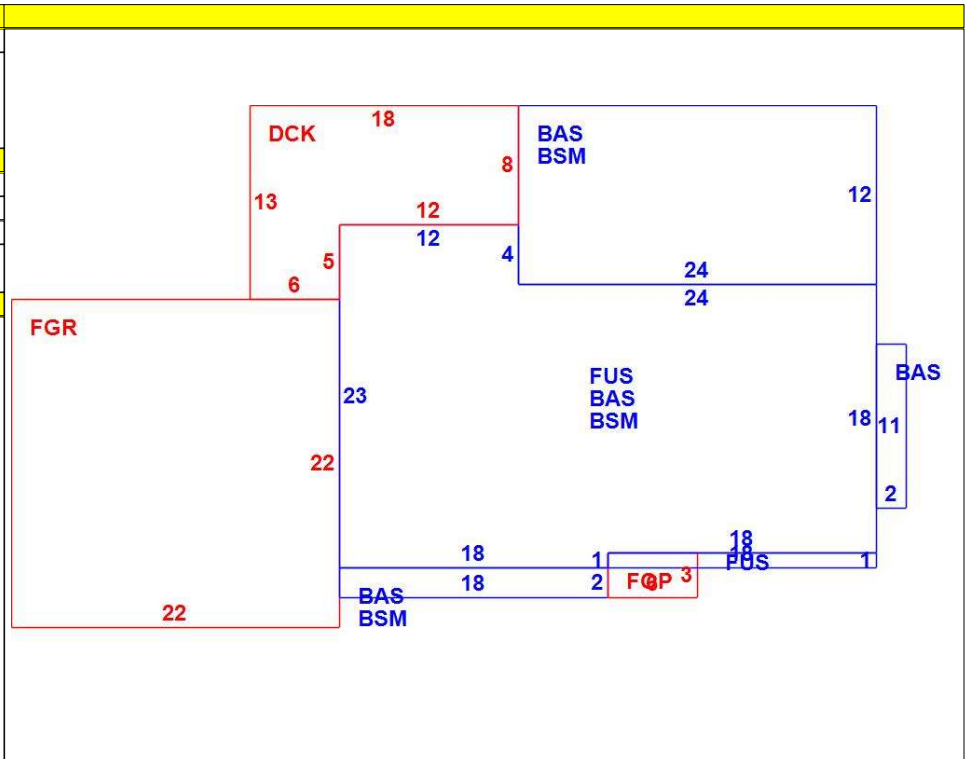
ASSESSING NEIGHBORHOOD				NOTES				VISIT / CHANGE HISTORY				
Nbhd	Nbhd Name	B	Tracing	Batch								
0050												
								Appraised Bldg. Value (Card) 352,600				
								Appraised Xf (B) Value (Bldg) 0				
								Appraised Ob (B) Value (Bldg) 0				
								Appraised Land Value (Bldg) 277,400				
								Special Land Value 0				
								Total Appraised Parcel Value 630,000				
								Valuation Method C				
								Total Appraised Parcel Value 630,000				

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
BP-19-184	06-14-2019	BP		11,000	01-30-2020	100		Reconstruct a 220 sq ft deck repl		01-30-2020	SJT	5		01	Measure - No Entry
12885	07-27-1993	NC	New Construct	124,000	01-01-1994	100		2STYW/ATTGAR+FP+DECK		10-02-2019	SJD	4		20	Field Review
										12-04-2018	SJD	9	1	07	Measure - Info @ Door
										10-31-2016	SJD	9		01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										01-21-2011	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	12,499 SF	22.19	1.00000	5	1.00	0050	1.000	EASMT "A"	1.0000	22.19	277,400	
Total Card Land Units					0.29	AC	Parcel Total Land Area					0.29	Total Land Value			277,400

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	1038	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		391,239
Interior Floor 2	14	Carpet	Replace Cost		23,635
Heat Fuel	02	Oil	Year Built		414,874
Heat Type	04	Forced Air-Duc	Effective Year Built		1993
AC Type	03	Central	Depreciation Code		2006
Bedrooms	2		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		15
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		85
Extra Openings	0		Cns Sect Rcnld		352,600
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	1038		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	1,060	1,060	1,060	176.71	187,314
BSM	Basement	0	1,038	208	35.41	36,756
DCK	Deck	0	174	17	17.26	3,004
FGR	Garage	0	484	194	70.83	34,282
FOP	Open Porch	0	18	3	29.45	530
FUS	Finished Upper Story	732	732	732	176.71	129,353
Ttl Gross Liv / Lease Area		1,792	3,506	2,214		391,239

