

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BUECHEL JAMES A TT			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
BUECHEL ELLEN M TT			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,205,800	1,205,800	
10 SPRAGUE FARM LN		SUPPLEMENTAL DATA			RESIDNTL	1010	450,600	450,600		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4797 Total Acres 1.018 Chapter Lan GIS ID F_873630_2851134			Cyclical 5 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	60,000	60,000	
						Total		1,716,400	1,716,400	VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BUECHEL JAMES A TT	56537	255	03-09-2022	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed
BUECHEL JAMES A	55906	189	10-26-2021	U	I	100	1A	2023	1010	916,800	2022	1010	838,800
BUECHEL JAMES A	46012	0093	09-04-2015	U	I	780,000	1S		1010	483,600		1010	307,300
HASTIE REAL ESTATE MANAGEMENT IN	45195	0215	02-03-2015	U	I	596,000	1L		1010	38,900		1010	38,900
REILLY JOSEPH P & REILLY MARIA L	19832	0078	05-14-2001	Q	V	660,000	00	Total		1,439,300	Total		1,185,000
								Total			Total		1,023,000

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

APPRAISED VALUE SUMMARY									
Appraised Bldg. Value (Card)									1,205,800
Appraised Xf (B) Value (Bldg)									0
Appraised Ob (B) Value (Bldg)									60,000
Appraised Land Value (Bldg)									450,600
Special Land Value									0
Total Appraised Parcel Value									1,716,400
Valuation Method									C
Total Appraised Parcel Value									1,716,400

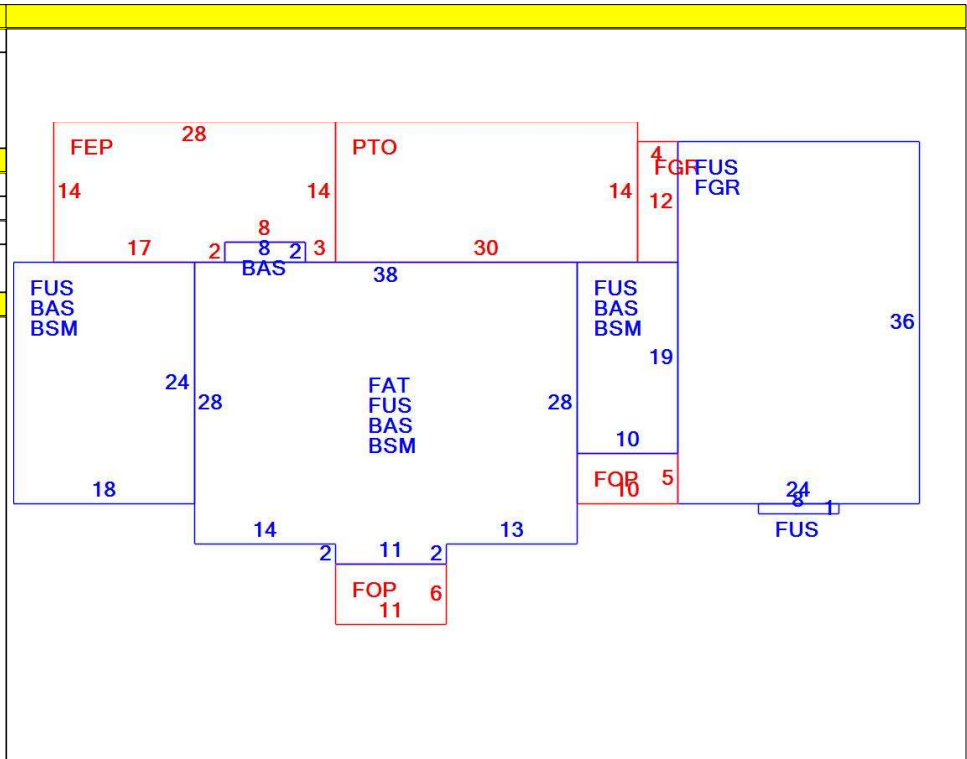
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
320	06-27-2003	AD	Addition	20,000	09-04-2004	100		19X37 INGRND POOL		05-20-2015	SJD	9		01	Measure - No Entry
20000262	06-28-2000	NC	New Construct	236,500	01-01-2002	100		2-STY SINGLE FAMILY		04-12-2013	VGS			20	Field Review
										08-31-2006	KP	6	09	Total Refusal	

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	0060	1.341	ESMNT FOR LOT B	E95	0.9500	11.15	445,900
1	1010	Single Family	RC	Residual	0.100	AC 35,000.00	1.00000	5	1.00	0060	1.341			1.0000	1.08	4,700
Total Card Land Units					1.02	AC	Parcel Total Land Area					1.02	Total Land Value			450,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1708	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	0.00	Full
Stories	2.35				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	04	Hip			
Roof Cover	03	Asphalt			
Interior Wall 1	03	Plaster			
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	4				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	500				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1708				

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

COST / MARKET VALUATION	
Net Other Adj	1,319,276
Replace Cost	66,690
Year Built	1,385,966
Effective Year Built	2000
Depreciation Code	2008
Remodel Rating	A
Year Remodeled	
Depreciation %	13
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	87
Cns Sect Rcnd	1,205,800
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
SPL2	Ing Pool-Good	L	725	89.00	2004	A	70	C	1.00	45,200
GNR	GENERATOR	L	1	12400.00	2000	A	70	C	1.00	8,700
FGR1	Garage - 1 Sto	L	168	52.00	2010	A	70	C	1.00	6,100

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,724	1,724	1,724	235.54	406,076
BSM	Basement	0	1,708	342	47.16	80,556
FAT	Finished Attic	326	1,086	326	70.71	76,787
FEP	Finished Enclosed Porch	0	376	226	141.58	53,233
FGR	Garage	0	912	365	94.27	85,973
FOP	Open Porch	0	116	17	34.52	4,004
FUS	Finished Upper Story	2,580	2,580	2,580	235.54	607,701
PTO	Patio	0	420	21	11.78	4,946
Ttl Gross Liv / Lease Area		4,630	8,922	5,601		1,319,276

