

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
ONEILL WILLIAM F			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
ONEILL ANN MARGARET			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	700,900	700,900	
5 SPRAGUE FARM LN		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	425,000	425,000		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2273 Total Acres .53 Chapter Lan GIS ID F_873816_2850822			Cyclical 5 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	14,900	14,900	
						Total		1,140,800	1,140,800	

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ONEILL WILLIAM F		24768 0112	04-10-2003	Q	I	975,000	00	Year	Code	Assessed	Year	Code	Assessed
FONTAINE G ORIE JR		19006 0170	10-26-2000	Q	I	172,500	00	2023	1010	525,900	2022	1010	440,500
									1010	455,700		1010	292,700
									1010	10,600		1010	10,600
								Total		992,200	Total		743,800
								Total			Total		711,500

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	700,900
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	14,900
Appraised Land Value (Bldg)	425,000
Special Land Value	0
Total Appraised Parcel Value	1,140,800
Valuation Method	C
Total Appraised Parcel Value	1,140,800

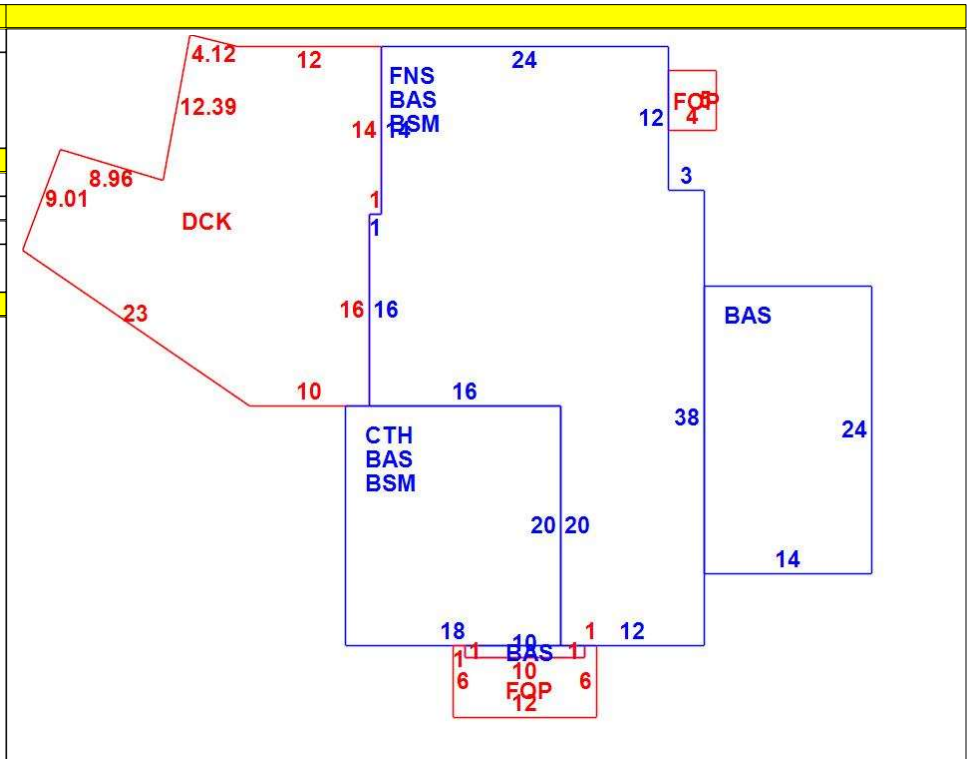
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
38	04-04-2011	MN	Maintenance	10,000		100		SHEETROCK BDRM & KIT	10-22-2019	SJT	10		00	Measure & Listed
1	02-03-2010	MS	Miscellaneous	3,300	04-28-2010	100		8X12 SHED	12-11-2014	JLF	0	1	00	Measure & Listed
143-A	04-22-2002	RM	Remodel	10,000	02-14-2003	100		FINISH 20x20 SEC.BSM	04-12-2013	VGS			20	Field Review
143	04-22-2002	RM	Remodel	10,000	02-14-2003	100		FINISH BSMT SECTION	09-07-2011	KP		6	00	Measure & Listed
20010275	07-12-2001	MN	Maintenance	2,000		100		REPAIR STRUC/BARN						
20010069	03-08-2001	NC	New Construct	90,000	02-14-2003	100		DEM&CON 2-STY DWELL						

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	23,087 SF	13.73	1.00000	5	1.00	0060	1.341		1.0000	18.41	425,000
Total Card Land Units					0.53 AC	Parcel Total Land Area					0.53	Total Land Value			425,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1390	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	1.9				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
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	09	Pine/Soft Wood			
Heat Fuel	07	Propane			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	3				
Full Baths	3				
Half Baths	0				
Extra Fixtures	3				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	364				
FBM Quality	05	Living Area			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1390				

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

COST / MARKET VALUATION	
Net Other Adj	743,566
Replace Cost	44,000
Year Built	787,565
Effective Year Built	2001
Depreciation Code	2010
Remodel Rating	G
Year Remodeled	
Depreciation %	11
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	89
Cns Sect Rcnd	700,900
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
SHD1	Shed	L	96	21.00	2010	G	85	C	1.00	1,700
GNR	GENERATOR	L	1	12400.00	2019	G	85	C	1.00	10,500
PTO	Patio	L	260	15.00	2019	A	70	C	1.00	2,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,736	1,736	1,736	243.63	422,945
BSM	Basement	0	1,390	278	48.73	67,730
CTH	Cathedral Ceiling	0	360	36	24.36	8,771
DCK	Deck	0	626	63	24.52	15,349
FNS	Finished 90% Story	927	1,030	927	219.27	225,847
FOP	Open Porch	0	82	12	35.65	2,924
Ttl Gross Liv / Lease Area		2,663	5,224	3,052		743,566

