

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CONROY SEAN M			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
CONROY ALLISON L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	496,500	496,500	
5 CORDWOOD PATH		SUPPLEMENTAL DATA			RES LAND	1010	487,700	487,700		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2080 Total Acres .948 Chapter Lan GIS ID F_868903_2851214			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	12,200	12,200	
						Total		996,400	996,400	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CONROY SEAN M		50506 0171	11-09-2018	Q	I	720,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MELTON ROBERT S & MELTON LAURA		29446 0207	11-10-2004	U	I	620,000	1	2023	1010	377,200	2022	1010	345,000	2021	1010	312,100
									1010	476,400		1010	402,000		1010	365,400
									1010	8,800		1010	8,800		1010	5,400
Total								862,400		Total		755,800		Total		682,900

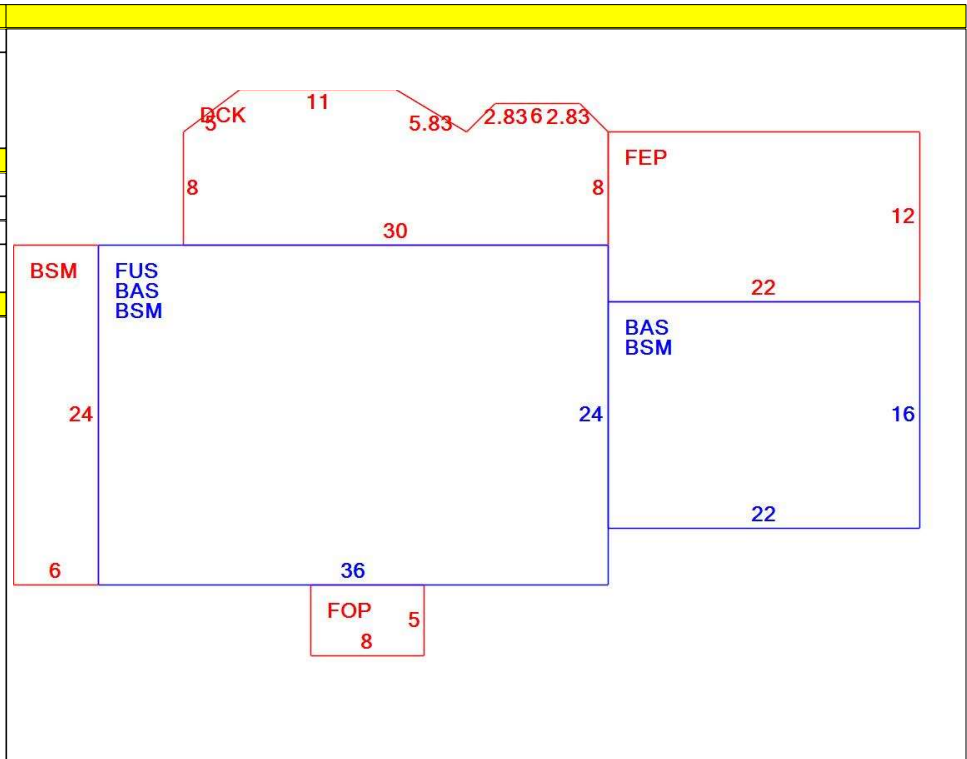
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch						
0070										
NOTES										
Total Appraised Parcel Value					996,400					

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	
2017-149	05-10-2017	RM	Remodel	25,000	08-29-2018	100		REPAIR EXISTING ENCLOSED	09-14-2020	SJT	5		20	Field Review	
2013-166	09-10-2013	MN	Maintenance	12,000		100		REPLACE 15 WINDOWS & WO	08-29-2018	JLF	5		01	Measure - No Entry	
4	04-22-2011	MS	Miscellaneous	3,500		100		12X8 GARDEN SHED	04-12-2013	VGS			20	Field Review	
115	09-14-2009	MN	Maintenance	7,975		100		STRIP REROOF	01-10-2005	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	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	0.030	AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.15	1,500
Total Card Land Units					0.95	AC	Parcel Total Land Area					0.95	Total Land Value			487,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1360	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very 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	11	Clapboard			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		599,878
Interior Floor 2			Replace Cost		28,640
Heat Fuel	02	Oil	Year Built		628,518
Heat Type	05	Hot Water	Effective Year Built		1978
AC Type	01	None	Depreciation Code		2000
Bedrooms	4		Remodel Rating		G
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	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnld		496,500
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	2		Cost to Cure Ovr		
Bsmt Area	1360		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		G	85	C	1.00	10,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,216	1,216	1,216	235.62	286,509
BSM	Basement	0	1,360	272	47.12	64,088
DCK	Deck	0	303	30	23.33	7,068
FEP	Finished Enclosed Porch	0	264	158	141.01	37,227
FOP	Open Porch	0	40	6	35.34	1,414
FUS	Finished Upper Story	864	864	864	235.62	203,572
Ttl Gross Liv / Lease Area		2,080	4,047	2,546		599,878

