

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MESSINA JOSEPH P			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
TYLER JESSICA Y			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	668,800	668,800
PO BOX 62				0 Light		RES LAND	1010	429,700	429,700
		<b>SUPPLEMENTAL DATA</b>				RESIDNTL	1010	13,800	13,800
DUXBURY MA 02331		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2893 Total Acres .47 Chapter Lan		Cyclical 5 Exemption W District Res Exem					
		GIS ID F_873319_2850231		Assoc Pid#		Total 1,112,300 1,112,300			

**VISION**

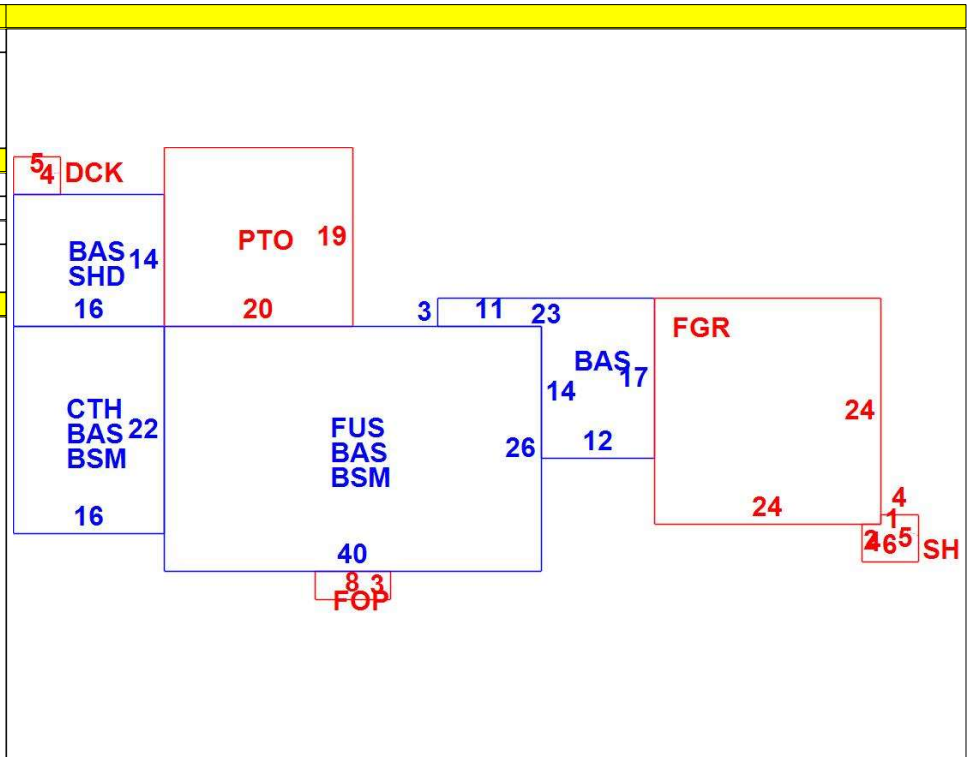
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MESSINA JOSEPH P		52769 335	05-18-2020	Q	I	825,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MURPHY SHAHREAZAD M & RONALD G		44885 0033	10-28-2014	U	I	100	1A	2023	1010	530,100	2022	1010	485,700	2021	1010	414,000
MURPHY RONALD G JR		20420 0027	08-24-2001	Q	I	475,000	00		1010	419,500		1010	361,600		1010	314,400
BOWLING LAWRENCE J		10918 0307	04-22-1992	Q	I	260,500	00		1010	9,900		1010	9,900		1010	2,200
		Total						959,500		Total		857,200		Total		730,600

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		Appraised Bldg. Value (Card)				668,800				
0070										Appraised Xf (B) Value (Bldg)				0				
										Appraised Ob (B) Value (Bldg)				13,800				
										Appraised Land Value (Bldg)				429,700				
										Special Land Value				0				
										Total Appraised Parcel Value				1,112,300				
										Valuation Method				C				
										Total Appraised Parcel Value				1,112,300				

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
										04-22-2021	SJD	9	1	00	Measure & Listed
										11-19-2020	SJT	10		20	Field Review
										09-09-2019	SJT	10		00	Measure & Listed
										04-12-2013	VGS			20	Field Review
										07-10-2012	KP	6	8	00	Measure & Listed
										01-12-2009	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	RC	Primary	20,473 SF	15.11	1.00000	5	1.00	0070	1.389			1.0000	20.99	429,700
Total Card Land Units					0.47	AC	Parcel Total Land Area					0.47	Total Land Value			429,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1392	
Model	01	Residential	Bsmt Type	03	
Grade	07	Very Good	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
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		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		795,316
Interior Floor 2			Replace Cost		51,280
Heat Fuel	02	Oil	Year Built		1984
Heat Type	05	Hot Water	Effective Year Built		2000
AC Type	03	Central	Depreciation Code		G
Bedrooms	4		Remodel Rating		
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	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnd		668,800
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	630		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	1392		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	224	21.00	2000	A	70	C	1.00	3,300
GNR	GENERATOR	L	1	12400.00	2020	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	1,853	1,853	1,853	224.10	415,250
BSM	Basement	0	1,392	278	44.75	62,299
CTH	Cathedral Ceiling	0	352	35	22.28	7,843
DCK	Deck	0	20	2	22.41	448
FGR	Garage	0	576	230	89.48	51,542
FOP	Open Porch	0	24	4	37.35	896
FUS	Finished Upper Story	1,040	1,040	1,040	224.10	233,060
PTO	Patio	0	380	19	11.20	4,258
SHD	Attached Shed	0	252	88	78.26	19,720
Ttl Gross Liv / Lease Area		2,893	5,889	3,549		795,316

