

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SPELLMAN SHEILA M			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	483,500	483,500	
				0 Light		RES LAND	1010	461,500	461,500	
55 SCREENHOUSE LN		<b>SUPPLEMENTAL DATA</b>				RESIDNTL	1010	400	400	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2396 Total Acres .7 Chapter Lan		Cyclical 5 Exemption W District Res Exem						
GIS ID F_874090_2850164		Assoc Pid#						Total	945,400	945,400

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SPELLMAN SHEILA M		34405 0048	04-18-2007	Q	I	506,000	00	Year	Code	Assessed	Year	Code	Assessed
MCDANIEL ROBERT		19830 0115	05-14-2001	Q	I	446,050	00	2023	1010	381,200	2022	1010	348,200
REILLY JOSEPH P		16232 0086	05-27-1998	Q	I	348,500	00		1010	451,300		1010	381,900
									1010	200		1010	200
								Total	832,700	Total	730,300	Total	573,000

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	483,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	400
Appraised Land Value (Bldg)	461,500
Special Land Value	0
Total Appraised Parcel Value	945,400
Valuation Method	C
Total Appraised Parcel Value	945,400

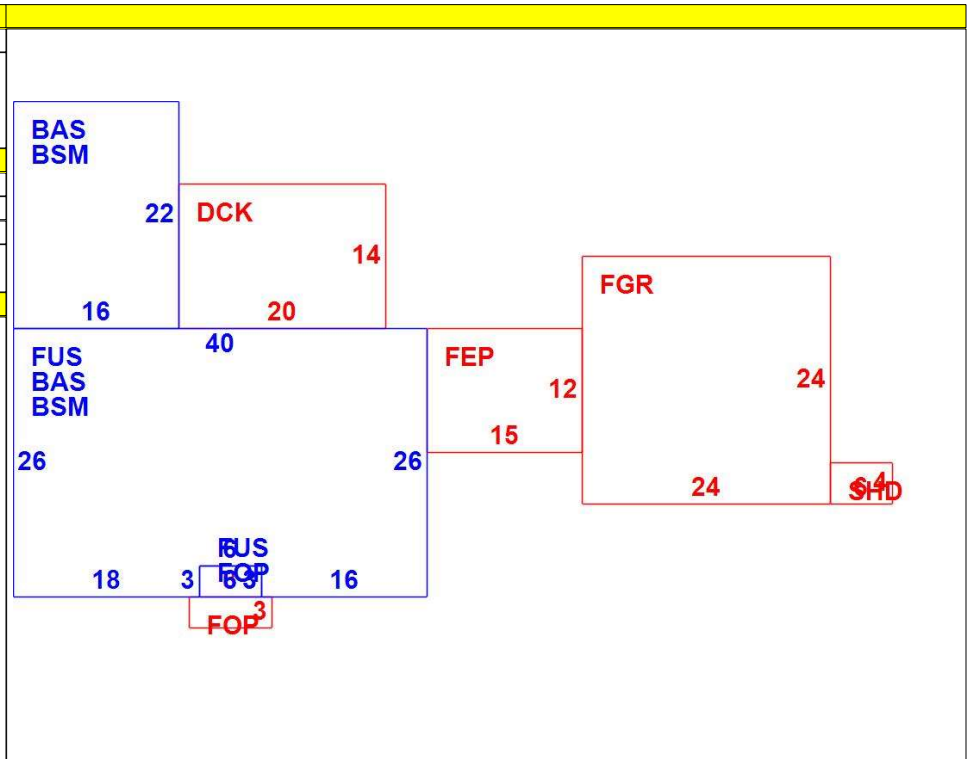
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			

NOTES											

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
28	04-03-2009	MN	Maintenance	5,000		100		WD SIDING, WINDOWS, DR	10-02-2020	SJT	10		20	Field Review
310	11-06-2008	RM	Remodel	3,000		100		ENCLOSE BREEZEWAY	04-12-2013	VGS			20	Field Review
									06-03-2009	K-B			01	Measure - No Entry

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	30,492 SF	10.90	1.00000	5	1.00	0070	1.389		1.0000	15.14	461,500	
Total Card Land Units					0.70	AC	Parcel Total Land Area					0.70	Total Land Value			461,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1374	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2					S
Roof Structure	04	Hip	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		638,716
Interior Floor 2			Replace Cost		23,635
Heat Fuel	02	Oil	Year Built		1984
Heat Type	05	Hot Water	Effective Year Built		1994
AC Type	03	Central	Depreciation Code		A
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		27
Extra Fixtures	1		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		73
Extra Openings	0		Cns Sect Rcnld		483,500
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	0		Cost to Cure Ovr		
Bsmt Area	1374		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	24	21.00	1984	A	70	C	1.00	400

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,374	1,374	1,374	208.12	285,955
BSM	Basement	0	1,374	275	41.65	57,233
DCK	Deck	0	280	28	20.81	5,827
FEP	Finished Enclosed Porch	0	180	108	124.87	22,477
FGR	Garage	0	576	230	83.10	47,867
FOP	Open Porch	0	42	6	29.73	1,249
FUS	Finished Upper Story	1,040	1,040	1,040	208.12	216,443
SHD	Attached Shed	0	24	8	69.37	1,665
Ttl Gross Liv / Lease Area		2,414	4,890	3,069		638,716

