

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
SULLIVAN CONOR J			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
SULLIVAN STEPHANIE A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	260,500	260,500
75 TEAKETTLE LN		SUPPLEMENTAL DATA			RES LAND	1010	449,700	449,700	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2005 Total Acres .59 Chapter Lan GIS ID F_871327_2845924			Cyclical 5 Exemption W District Res Exem Assoc Pid#				
						Total	710,200	710,200	

905
 DUXBURY, MA
VISION

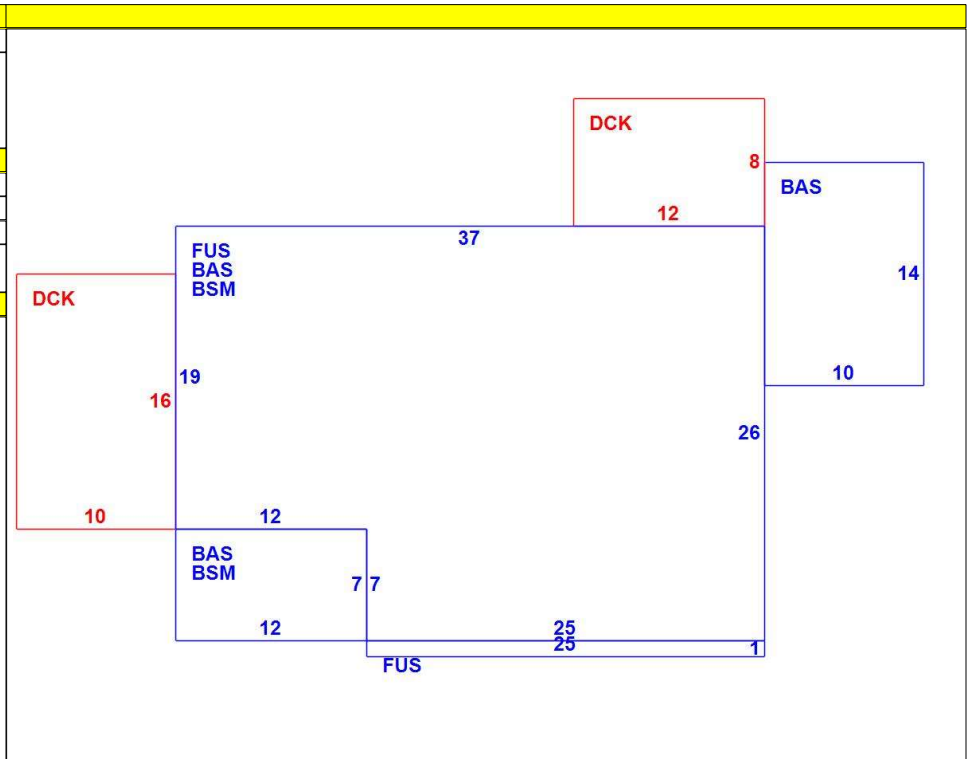
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SULLIVAN CONOR J		53807 60	11-12-2020	Q	I	590,000	00	Year	Code	Assessed	Year	Code	Assessed
CASEY PAUL F		21449 0170	01-30-2002	Q	I	300,000	00	2023	1010	198,000	2022	1010	181,100
									1010	439,000		1010	371,600
								Total	637,000	Total	552,700	Total	380,900

EXEMPTIONS			OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 260,500			
									Appraised Xf (B) Value (Bldg) 0			
									Appraised Ob (B) Value (Bldg) 0			
									Appraised Land Value (Bldg) 449,700			
									Special Land Value 0			
									Total Appraised Parcel Value 710,200			
									Valuation Method C			
									Total Appraised Parcel Value 710,200			

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
BPO-23-241	07-13-2023	NC	New Construct	17,016		0		DEMO DECK. CONSTRUCT 16	12-23-2020	SJT	9		01	Measure - No Entry
QPO-22-11	06-14-2022	MN	Maintenance	11,660		100	06-14-2022	STRIP & REROOF 13 SQUARE	09-28-2020	SJT	10		20	Field Review
595	11-06-2003	MN	Maintenance	1,500		100		REPL 4 WINDOWS	04-12-2013	VGS			20	Field Review
421	08-11-2003	RM	Remodel	400		100		PUT IN FIRE WALL & D	11-27-2007	BSB		1	00	Measure & Listed
4	01-08-2003	MN	Maintenance	7,000		100		STRIP & REROOF						
554	12-31-2002	MN	Maintenance	500		100		REPLACE WINDOWS						

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	25,700 SF	12.60	1.00000	5	1.00	0070	1.389		1.0000	17.50	449,700	
Total Card Land Units					0.59 AC	Parcel Total Land Area					0.59	Total Land Value				449,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	962	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					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			349,745
Interior Floor 2			Net Other Adj		17,100
Heat Fuel	03	Gas	Replace Cost		366,845
Heat Type	05	Hot Water	Year Built		1900
AC Type	01	None	Effective Year Built		1992
Bedrooms	4		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	9		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnd		260,500
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	05	Conc Block	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	962		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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,102	1,102	1,102	157.33	173,378
BSM	Basement	0	962	192	31.40	30,207
DCK	Deck	0	256	26	15.98	4,091
FUS	Finished Upper Story	903	903	903	157.33	142,069
Ttl Gross Liv / Lease Area		2,005	3,223	2,223		349,745

