

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CAMOBRECO ADAM			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
CAMOBRECO MEGAN			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	522,000	522,000
295 WEST ST		SUPPLEMENTAL DATA			RES LAND	1010	490,100	490,100	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2628 Total Acres .998 Chapter Lan GIS ID F_871565_2845883			Cyclical 5 Exemption W District Res Exem Assoc Pid#				
						Total	1,012,100	1,012,100	

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CAMOBRECO ADAM		44261 0288	04-28-2014	Q	I	560,000	00	Year	Code	Assessed	Year	Code	Assessed
POWERS JOHN M		40901 0132	01-26-2012	U	I	1	1F	2023	1010	396,400	2022	1010	362,400
POWERS CLAUDETTE C		39939 0306	05-18-2011	U	I	1	1F		1010	478,800		1010	404,000
						Total		875,200	Total	766,400	Total	573,700	

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)	522,000
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	490,100
Special Land Value	0
Total Appraised Parcel Value	1,012,100
Valuation Method	C
Total Appraised Parcel Value	1,012,100

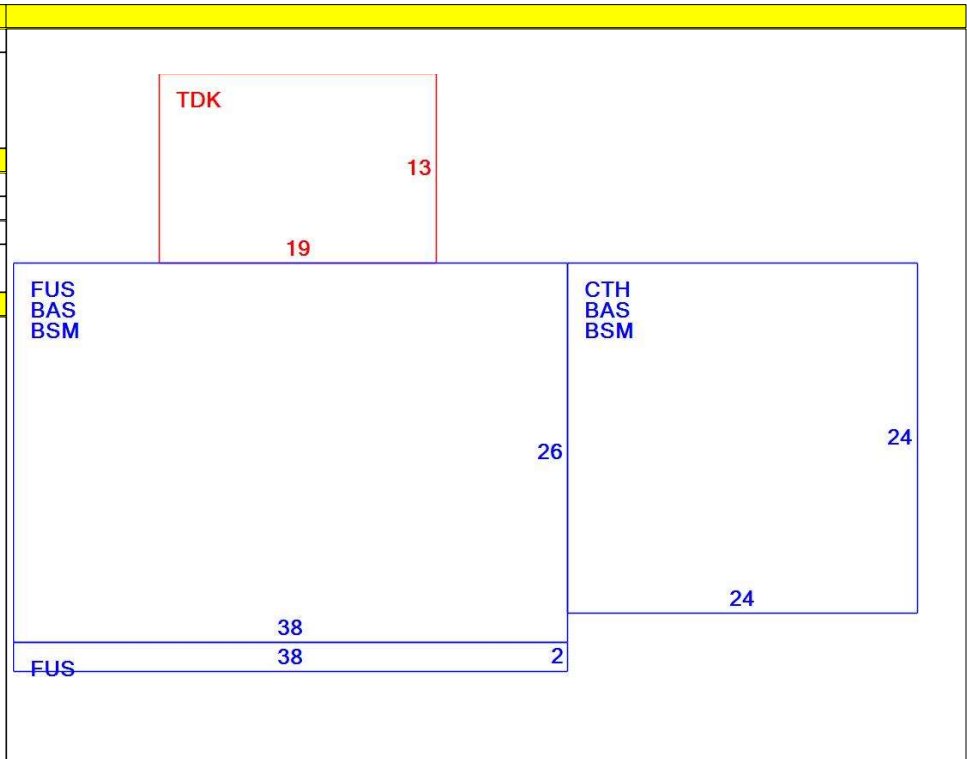
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			

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
31	04-19-2011	MN	Maintenance	19,620		100		RE-ROOF		07-09-2015	SJD	9		01	Measure - No Entry
6	01-19-2010	MN	Maintenance	6,250		100		ROOF 14 SQUARES		04-12-2013	VGS			20	Field Review
12032	09-16-1991	RM	Remodel	2,100		100		DECK 12' X 18'		07-21-1998	BSB			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	40,000 SF	8.75	1.00000	5	1.00	0070	1.389		1.0000	12.16	486,200
1	1010	Single Family	RC	Residual	0.080 AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.12	3,900
Total Card Land Units					1.00 AC	Parcel Total Land Area					1.00	Total Land Value			490,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1564	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2	11	Clapboard			B
Roof Structure	03	Gable			S
Roof Cover	03	Asphalt	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	14	Carpet	COST / MARKET VALUATION		
Interior Floor 2	12	Hardwood	Net Other Adj		631,587
Heat Fuel	02	Oil	Replace Cost		29,145
Heat Type	05	Hot Water	Year Built		660,732
AC Type	03	Central	Effective Year Built		1979
Bedrooms	4		Depreciation Code		2000
Full Baths	2		Remodel Rating		G
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		21
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	0		Percent Good		79
Gas Fireplaces	0		Cns Sect Rcnld		522,000
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1564		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	1,564	1,564	1,564	208.86	326,654
BSM	Basement	0	1,564	313	41.80	65,373
CTH	Cathedral Ceiling	0	576	58	21.03	12,114
FUS	Finished Upper Story	1,064	1,064	1,064	208.86	222,225
TDK	Trex Deck	0	247	25	21.14	5,221
Ttl Gross Liv / Lease Area		2,628	5,015	3,024		631,587

