

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | |
|------------------|--|---|------------|-------------|---|--------------------|---------|-----------|-----------|
| LEESE WILLIAM G | | | 0 Water | 0 Two-Way | 0 Average | Description | Code | Appraised | Assessed |
| LEESE MAUREEN E | | | 0 No Sewer | 0 Paved | 0 Average | RESIDNTL | 1010 | 1,150,600 | 1,150,600 |
| 50 MERRY AVE | | SUPPLEMENTAL DATA | | | RES LAND | 1010 | 541,200 | 541,200 | |
| DUXBURY MA 02332 | | Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4778 Total Acres 3.558 Chapter Lan GIS ID F_873532_2843642 | | | Cyclical 5 Exemption W District Res Exem Assoc Pid# | RESIDNTL | 1010 | 10,100 | 10,100 |
| | | | | | | Total | | 1,701,900 | 1,701,900 |

905
 DUXBURY, MA
VISION

| RECORD OF OWNERSHIP | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | | |
|---------------------|-------------|------------|-----|-----|------------|----|--------------------------------|------|-----------|-------|------|------------|-------|------|-----------|
| LEESE WILLIAM G | 13458 0002 | 03-07-1995 | Q | I | 262,500 | 00 | Year | Code | Assessed | Year | Code | Assessed V | Year | Code | Assessed |
| | | | | | | | 2023 | 1010 | 873,800 | 2022 | 1010 | 799,100 | 2021 | 1010 | 657,000 |
| | | | | | | | | 1010 | 534,700 | | 1010 | 452,900 | | 1010 | 349,500 |
| | | | | | | | | 1010 | 6,000 | | 1010 | 6,000 | | 1010 | 6,000 |
| | | | | | | | Total | | 1,414,500 | Total | | 1,258,000 | Total | | 1,012,500 |

| 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) | 1,150,600 |
| Appraised Xf (B) Value (Bldg) | 0 |
| Appraised Ob (B) Value (Bldg) | 10,100 |
| Appraised Land Value (Bldg) | 541,200 |
| Special Land Value | 0 |
| Total Appraised Parcel Value | 1,701,900 |
| Valuation Method | C |
| Total Appraised Parcel Value | 1,701,900 |

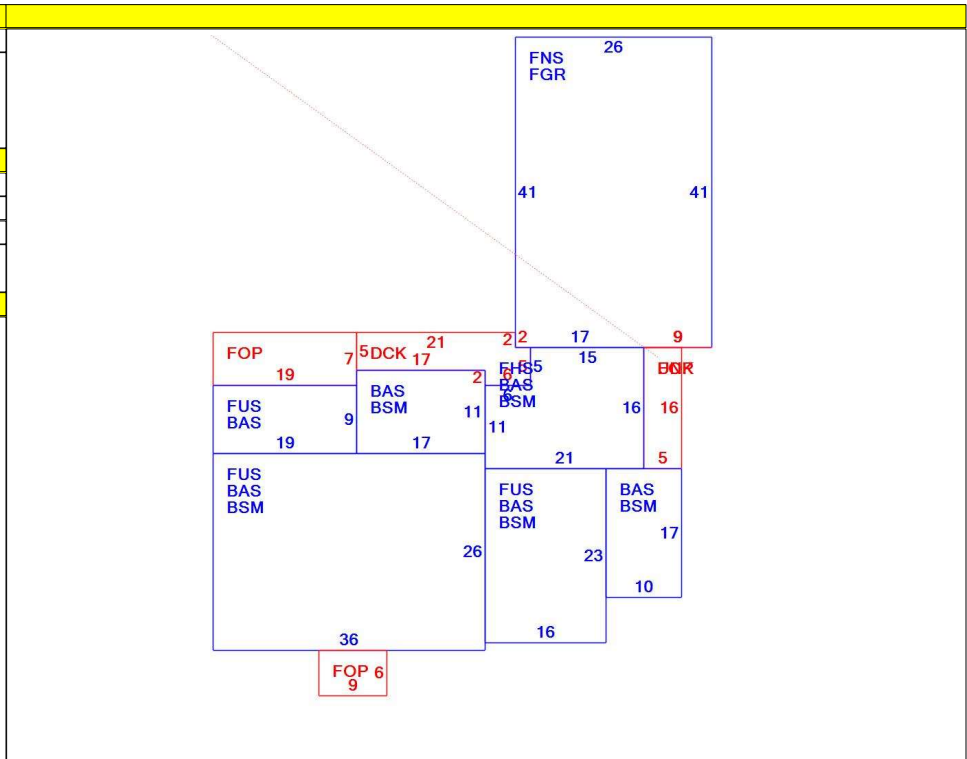
| ASSESSING NEIGHBORHOOD | | | | |
|------------------------|-----------|---|---------|-------|
| Nbhd | Nbhd Name | B | Tracing | Batch |
| 0070 | | | | |

| 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 |
| 252 | 12-16-2009 | RM | Remodel | 7,000 | | 100 | | INSTALL SUPPORT BEAM | | 10-06-2020 | SJT | 10 | | 20 | Field Review |
| 100 | 03-27-2006 | AD | Addition | 350,000 | 05-12-2008 | 100 | | 2 STY 1448SQ REMODEL | | 04-12-2013 | VGS | | | 20 | Field Review |
| 371 | 08-10-2005 | MS | Miscellaneous | 5,000 | | 100 | | 10X12 UTIL BLDG | | 05-12-2008 | KP | | 1 | 00 | Measure & Listed |
| 15061 | 08-06-1998 | AD | Addition | 2,000 | | 100 | | 10X11 DECK EXTENSION | | | | | | | |
| 14331 | 12-16-1996 | NC | New Construct | 2,400 | 08-06-1997 | 100 | | 10X16 DECK | | | | | | | |
| 14154 | 08-07-1996 | AD | Addition | 13,000 | 01-01-1997 | 100 | | KITCH/8X6ENTRY4X8DCK | | | | | | | |

| 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 | 486,200 |
| 1 | 1010 | Single Family | RC | Residual | 1.266 | AC 35,000.00 | 0.83171 | 5 | 1.00 | 0070 | 1.389 | | | 1.0000 | 51,200 |
| 1 | 1010 | Single Family | RC | Undevelop | 1.377 | AC 2,000.00 | 1.00000 | 0 | 1.00 | 0070 | 1.389 | | | 1.0000 | 3,800 |
| Total Card Land Units | | | | | 3.56 | AC | Parcel Total Land Area | | | | | 3.56 | Total Land Value | | 541,200 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|------|--------------|---------------------------------|------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 03 | Colonial | Bsmt Area | 1967 | |
| Model | 01 | Residential | Bsmt Type | 04 | |
| Grade | 08 | Excellent | Unfin Area | 0.00 | Full |
| Stories | 2 | | | | |
| Occupancy | 1 | | CONDO DATA | | |
| Exterior Wall 1 | 14 | Wood Shingle | Parcel Id | | C |
| Exterior Wall 2 | | | | | B |
| Roof Structure | 04 | Hip | Adjust Type | Code | Description |
| Roof Cover | 10 | Wood Shingle | Condo Flr | | |
| Interior Wall 1 | 05 | Drywall | Condo Unit | | |
| Interior Wall 2 | | | COST / MARKET VALUATION | | |
| Interior Floor 1 | 12 | Hardwood | Net Other Adj | | 58,450 |
| Interior Floor 2 | | | Replace Cost | | 1,307,449 |
| Heat Fuel | 03 | Gas | Year Built | | 1985 |
| Heat Type | 05 | Hot Water | Effective Year Built | | 2009 |
| AC Type | 03 | Central | Depreciation Code | | E |
| Bedrooms | 4 | | Remodel Rating | | |
| Full Baths | 2 | | Year Remodeled | | |
| Half Baths | 2 | | Depreciation % | | 12 |
| Extra Fixtures | 2 | | Functional Obsol | | |
| Total Rooms | 9 | | External Obsol | | |
| Bath Style | 02 | Average | Trend Factor | | 1.000 |
| Kitchen Style | 03 | Modern | Condition | | |
| Extra Kitchens | 0 | | Condition % | | |
| Fireplaces | 2 | | Percent Good | | 88 |
| Extra Openings | 0 | | Cns Sect Rcnd | | 1,150,600 |
| Gas Fireplaces | 0 | | Dep % Ovr | | |
| Sq Ft Fin Bsmt | 368 | | Dep Ovr Comment | | |
| FBM Quality | 05 | Living Area | Misc Imp Ovr | | |
| Foundation | 06 | Poured Conc | Misc Imp Ovr Comment | | |
| Bsmt Garage | 2 | | Cost to Cure Ovr | | |
| Bsmt Area | 1967 | | 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 |
| WDK | Deck | L | 450 | 21.00 | 2006 | G | 85 | C | 1.00 | 8,000 |
| SHD1 | Shed | L | 144 | 21.00 | 2000 | A | 70 | C | 1.00 | 2,100 |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | |
|-----------------------------------|----------------------|-------------|------------|----------|-----------|----------------|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
| BAS | First Floor | 2,138 | 2,138 | 2,138 | | |
| BSM | Basement | 0 | 1,967 | 393 | | |
| DCK | Deck | 0 | 123 | 12 | | |
| FGR | Garage | 0 | 1,066 | 426 | | |
| FHS | Finished Half Story | 153 | 306 | 153 | | |
| FNS | Finished 90% Story | 959 | 1,066 | 959 | | |
| FOP | Open Porch | 0 | 267 | 40 | | |
| FUS | Finished Upper Story | 1,475 | 1,475 | 1,475 | | |
| UNK | UNK | 0 | 0 | 0 | | |
| Ttl Gross Liv / Lease Area | | 4,725 | 8,408 | 5,596 | | |

