

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
SPOLIDORO PAUL B TT		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
SPOLIDORO MAXENE R TT		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	574,000	574,000	
884 TERMONT ST				0	Medium			RES LAND	1010	439,900	439,900	
SUPPLEMENTAL DATA												<b>VISION</b>
Alt Prcl ID				Cyclical		5		RESIDNTL	1010	8,200	8,200	
Scnd Home				Exemption		W						
Tax Class T				District		Res Exem						
DUXBURY MA 02332		Total Acres 1.288		Chapter Lan		GIS ID F_875490_2839619		Assoc Pid#		Total 1,022,100		1,022,100

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SPOLIDORO PAUL B TT	LCC	133644	03-29-2022	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SPOLIDORO PAUL B	LCC	117604	06-20-2012	U	I	1	1A	2023	1010	435,600	2022	1010	398,100	2021	1010	342,600
SPOLIDORO PAUL B	LCC	102551	12-16-2002	U	I	1	1F		1010	446,800		1010	283,900		1010	273,900
SPOLIDORO BARBARA J	LCC	55619	03-10-1993	U	V	1	1		1010	6,100		1010	6,100		1010	6,100
Total								888,500		Total		688,100		Total		622,600

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																	

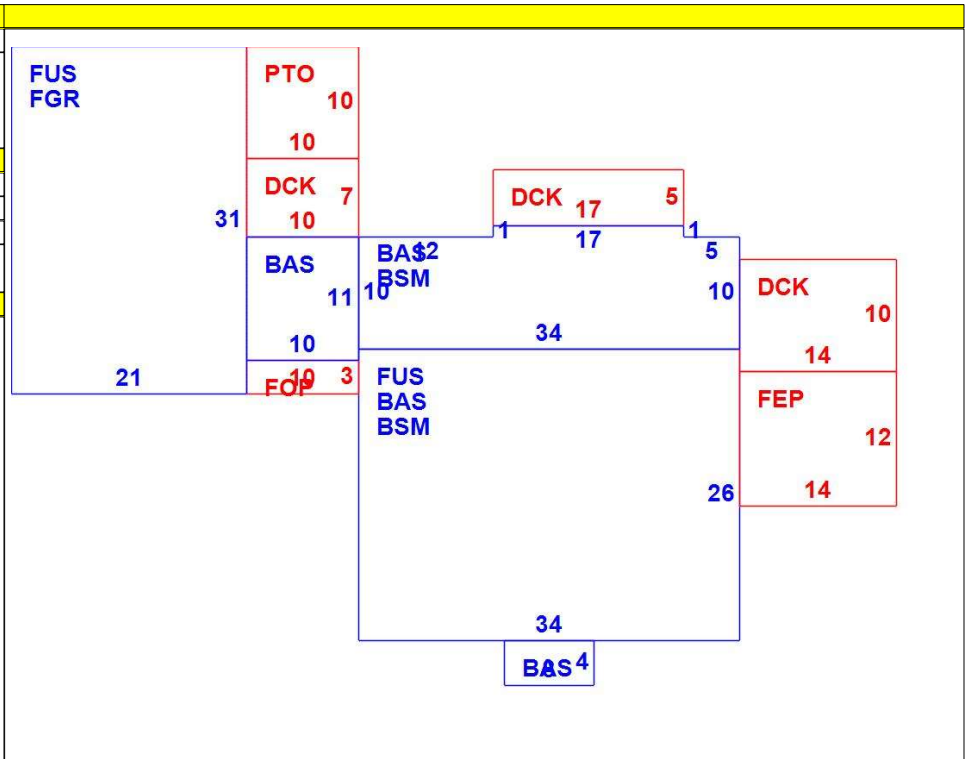
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY												
Nbhd	Nbhd Name	B	Tracing	Batch												
0060					Appraised Bldg. Value (Card)											574,000
					Appraised Xf (B) Value (Bldg)											0
					Appraised Ob (B) Value (Bldg)											8,200
					Appraised Land Value (Bldg)											439,900
					Special Land Value											0
					Total Appraised Parcel Value											1,022,100
					Valuation Method											C
					Total Appraised Parcel Value											1,022,100

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
QPO	09-21-2020	MN	Maintenance	8,505		100		Replace 1 Patio Door		10-05-2020	SJT	10		20	Field Review
2016-54	02-26-2016	MS	Miscellaneous	30,000		100		INSTALL: SOLAR ARRAY ON R		04-12-2013	VGS			20	Field Review
2015-196	08-24-2015	MN	Maintenance	11,500		100		STRIP & REROOF		03-04-2008	BSB			01	Measure - No Entry
2014-282	09-24-2014	NC	New Construct	20,000		100		CONSTRUCT A 20 X24 OPEN S							
118	07-07-2011	RM	Remodel	9,500	02-29-2012	100		BDRM TO M BATH							
11126	02-23-1989	AD	Addition		01-01-1993	100		ELL,2STY BARN,KTH,BT							

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	PD	Primary	40,000	SF	8.75	1.00000	5	1.00	0060	1.341	DPW ADJACENT	E90	0.9000	10.56	422,500
1	1010	Single Family	PD	Residual	0.370	AC	35,000.00	1.00000	5	1.00	0060	1.341	DPW YARD VIEW -5%	1.0000	1.08	17,400	
Total Card Land Units					1.29	AC	Parcel Total Land Area					1.29	Total Land Value			439,900	

**CONSTRUCTION DETAIL**      **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1241	
Model	01	Residential	Bsmt Type	03	
Grade	06	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		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		696,327
Interior Floor 2			Replace Cost		30,305
Heat Fuel	02	Oil	Year Built		726,632
Heat Type	05	Hot Water	Effective Year Built		1976
AC Type	01	None	Depreciation Code		2000
Bedrooms	3		Remodel Rating		G
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		21
Extra Fixtures	2		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnld		574,000
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	1		Cost to Cure Ovr		
Bsmt Area	1241		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
CPT	Carport	L	480	20.00	2014	G	85	C	1.00	8,200
SLR	Solar Panels	L	1	1050.00	2016	E	100	B	1.50	0

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,383	1,383	1,383	195.21	269,980
BSM	Basement	0	1,241	248	39.01	48,413
DCK	Deck	0	295	30	19.85	5,856
FEP	Finished Enclosed Porch	0	168	101	117.36	19,717
FGR	Garage	0	651	260	77.97	50,756
FOP	Open Porch	0	30	5	32.54	976
FUS	Finished Upper Story	1,535	1,535	1,535	195.21	299,653
PTO	Patio	0	100	5	9.76	976
Ttl Gross Liv / Lease Area		2,918	5,403	3,567		696,327

