

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
SANDLER SEAN D			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA	
MACLEOD NICOLE			0 Septic	0 Paved	0 Average	RESIDENTL	1010	799,200	799,200		
11 LUND TER		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	491,100	491,100	<b>VISION</b>	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3003 Total Acres 1.018 Chapter Lan		Cyclical 5 Exemption W District Res Exem		Total 1,290,300 1,290,300					
GIS ID F_872897_2844737		Assoc Pid#									

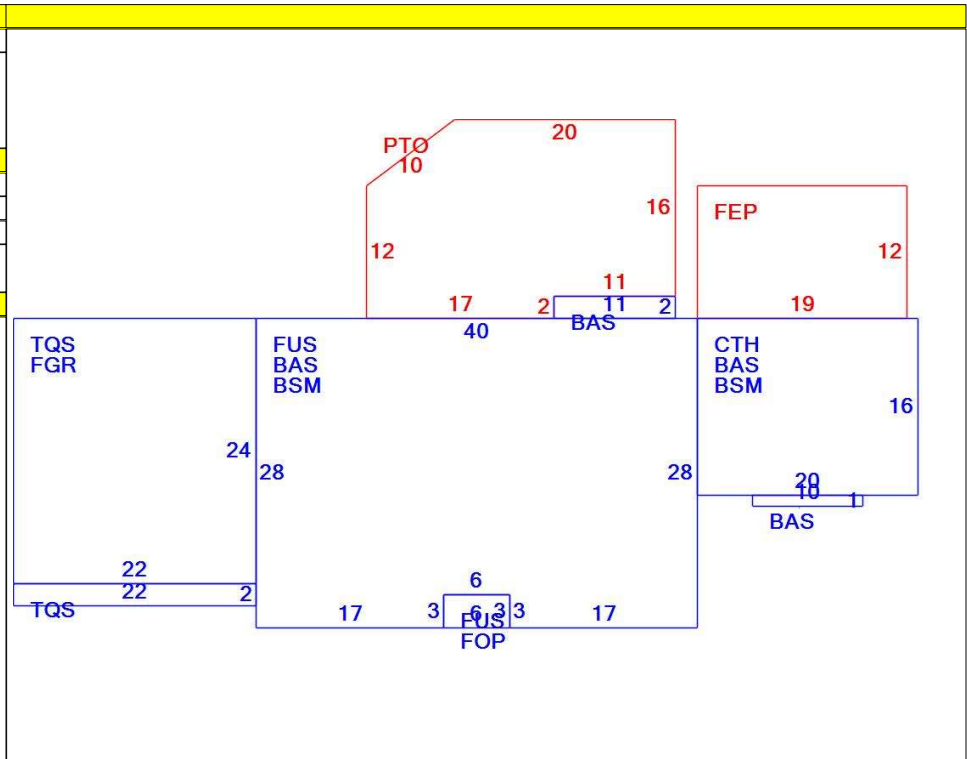
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SANDLER SEAN D		48550 0078	06-16-2017	Q	I	850,000	00	Year	Code	Assessed	Year	Code	Assessed
MULONE MARK J & MULONE LISA R		26199 0271	08-15-2003	Q	I	835,000	00	2023	1010	612,900	2022	1010	562,600
CIOFFI DOUGLAS P		14327 0041	04-30-1996	Q	V	351,700	00		1010	479,800		1010	404,800
OMALLEY MICHAEL A TRUSTEE		13090 0145	08-18-1994	Q	V	135,000	00	Total		1,092,700	Total		967,400
								Total		851,400			

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									<b>APPRAISED VALUE SUMMARY</b>				
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				799,200	
0070										Appraised Xf (B) Value (Bldg)				0	
										Appraised Ob (B) Value (Bldg)				0	
										Appraised Land Value (Bldg)				491,100	
										Special Land Value				0	
										Total Appraised Parcel Value				1,290,300	
										Valuation Method				C	
										Total Appraised Parcel Value				1,290,300	

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-22-52	03-21-2022	MN	Maintenance	20,746		100	03-21-2022	NEW ROOF	12-14-2017	SJD	9		01	Measure - No Entry
QP-20-54	08-26-2020	MN	Maintenance	10,317		100	09-18-2020	Replace wood siding	03-24-2014	JLF	10	1	00	Measure & Listed
13361	08-09-1994	NC	New Construct	167,200	05-30-1996	100		28X40 2ST COLONIAL	04-12-2013	VGS			20	Field Review
									01-16-2008	BSB		1	00	Measure & Listed

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	0.101 AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.12	4,900
Total Card Land Units					1.02 AC	Parcel Total Land Area					1.02	Total Land Value			491,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1422	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	11	Clapboard	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		850,691
Interior Floor 2	14	Carpet	Replace Cost		67,900
Heat Fuel	02	Oil	Year Built		918,592
Heat Type	05	Hot Water	Effective Year Built		1995
AC Type	01	None	Depreciation Code		2008
Bedrooms	4		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		13
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		87
Extra Openings	0		Cns Sect Rcnd		799,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	900		Dep Ovr Comment		
FBM Quality	05	Living Area	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1422		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	1,454	1,454	1,454	230.35	334,933
BSM	Basement	0	1,422	284	46.01	65,420
CTH	Cathedral Ceiling	0	320	32	23.04	7,371
FEP	Finished Enclosed Porch	0	228	137	138.41	31,558
FGR	Garage	0	528	211	92.05	48,604
FOP	Open Porch	0	18	3	38.39	691
FUS	Finished Upper Story	1,120	1,120	1,120	230.35	257,995
PTO	Patio	0	458	23	11.57	5,298
TQS	Three Quarter Story	429	572	429	172.76	98,821
Ttl Gross Liv / Lease Area		3,003	6,120	3,693		850,691

