

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BATES STEPHEN J		8 Sloping	0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
BATES NICOLE			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	612,200	612,200
197 TOBEY GARDEN ST		SUPPLEMENTAL DATA			RES LAND	1010	426,500	426,500	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2313 Total Acres .927 Chapter Lan			Cyclical 6 Exemption W District Res Exem				
GIS ID F_871510_2834783		Assoc Pid#			Total 1,038,700 1,038,700				

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BATES STEPHEN J		34752 0079	06-29-2007	Q	I	600,000	00	Year	Code	Assessed	Year	Code	Assessed
BARBER DAVID A		15809 0031	01-15-1998	Q	I	312,000	00	2023	1010	461,500	2022	1010	384,600
ZELMAN RICHARD B & LEGRAW J M		10281 0134	04-30-1993	Q	I	252,500	00		1010	457,800	2021	1010	280,600
ZELMAN RICHARD B &		10281 0134	05-16-1991	Q	I	299,900	00	Total		919,300	Total		675,500
								Total		662,900	Total		662,900

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)			612,200
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			0
Appraised Land Value (Bldg)			426,500
Special Land Value			0
Total Appraised Parcel Value			1,038,700
Valuation Method			C
Total Appraised Parcel Value			1,038,700

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			

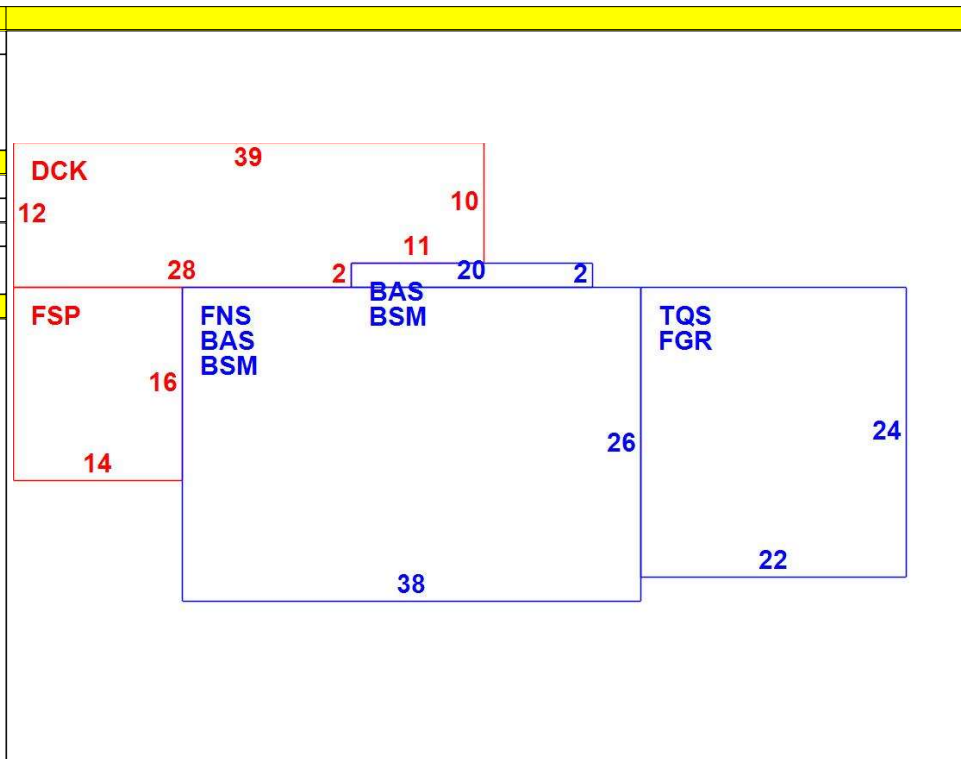
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments				Date	Id	Type	Is	Cd	Purpose/Result
QPO-23-24	08-08-2023	MN	Maintenance	5,940		100		STRIP & REROOF				11-04-2020	SJT	10		20	Field Review
2014-117	05-12-2014	NC	New Construct	14,500		100		CREATE A NEW MUDROOM IN				04-12-2013	VGS			20	Field Review
14891	04-24-1998	NC	New Construct	10,000	11-13-1998	100		13X16SCRPRCH12X35DCK				01-16-2008	BSB		1	00	Measure & Listed
10302	04-06-1989	NC	New Construct	127,000	04-25-1990	100		1-STY CP 38 X 26									

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	40,390 SF	8.75	1.00000	5	1.00	0060	1.341		TP90	0.9000	10.56	426,500
Total Card Land Units					0.93 AC	Parcel Total Land Area					0.93	Total Land Value				426,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1028	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	1.9				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1028				

CONDO DATA				
Parcel Id		C	Owne	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Net Other Adj	669,581
Replace Cost	26,080
Year Built	1989
Effective Year Built	2009
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	12
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	88
Cns Sect Rcnld	612,200
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
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	1,028	1,028	1,028	237.44	244,088
BSM	Basement	0	1,028	206	47.58	48,913
DCK	Deck	0	446	45	23.96	10,685
FGR	Garage	0	528	211	94.89	50,100
FNS	Finished 90% Story	889	988	889	213.65	211,084
FSP	Screened Porch	0	224	45	47.70	10,685
TQS	Three Quarter Story	396	528	396	178.08	94,026
Ttl Gross Liv / Lease Area		2,313	4,770	2,820		669,581

