

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
EDMONDS JOHN E			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
EDMONDS STEPHANIE H			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,207,900	1,207,900	
372 TREMONT ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	474,100	474,100		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4675 Total Acres 1.018 Chapter Lan GIS ID F_871858_2833120			Cyclical 6 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	42,600	42,600	
						Total		1,724,600	1,724,600	

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
EDMONDS JOHN E	43002	0178	04-30-2013	Q	I	850,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
CAMERON STEPHEN J & KAREN J	36263	0023	08-11-2008	U	I	845,000	1	2023	1010	896,800	2022	1010	745,100	2021	1010	686,100	
SEMAN JOHN J	36263	0021	08-11-2008	U	I	1	1		1010	508,800		1010	323,300		1010	311,900	
SEMAN JOHN J	20406	0275	08-22-2001	U	I	669,000	1		1010	26,300		1010	26,300		1010	26,300	
BAGNALL ROBERT T	15281	0208	06-27-1997	Q	I	140,000	00	Total									
									1,431,900		Total		1,094,700		Total		1,024,300

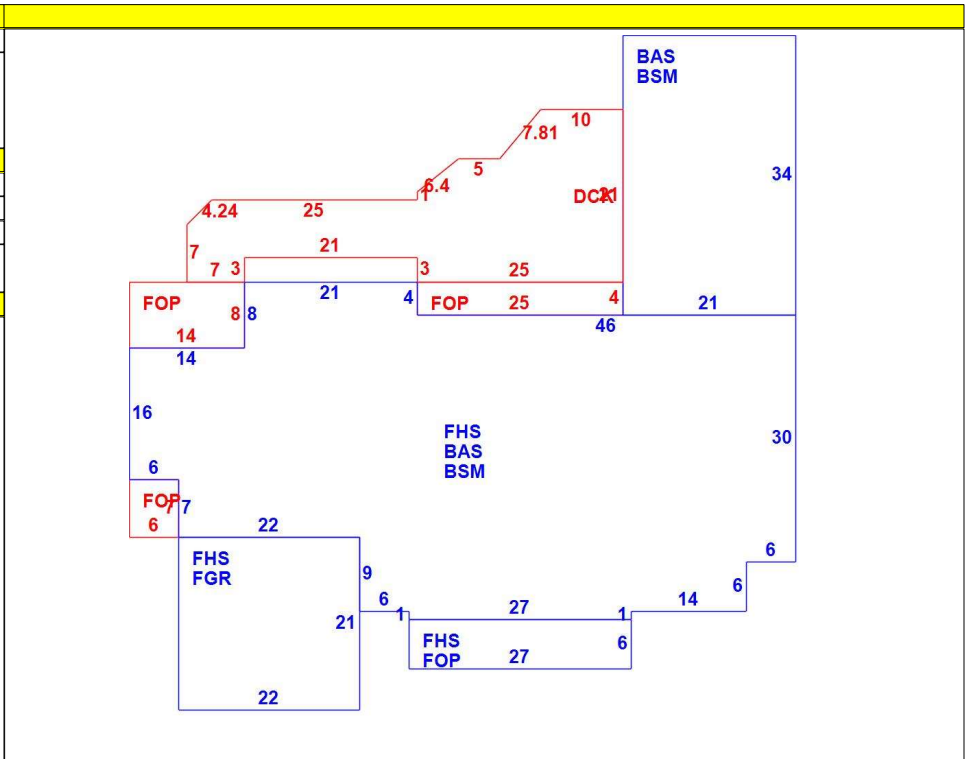
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD					APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)					1,207,900
0060					Appraised Xf (B) Value (Bldg)					0
					Appraised Ob (B) Value (Bldg)					42,600
					Appraised Land Value (Bldg)					474,100
					Special Land Value					0
					Total Appraised Parcel Value					1,724,600
					Valuation Method					C
					Total Appraised Parcel Value					1,724,600

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	
2019-51	02-20-2019	RM	Remodel	46,000	06-04-2019	100		KITCHEN REPAIR FROM WATE	06-05-2019	SJT	5		12	Property Est. - No Access	
2014-237	08-06-2014	NC	New Construct	34,000	06-04-2019	100		INSTALL A 18 X38 HEATED, GU	09-05-2018	JLF	5		01	Measure - No Entry	
334	12-05-2008	RM	Remodel	25,000	09-24-2009	100		1465',GRTRM,BTHRM,BD	04-12-2013	VGS			20	Field Review	
14654	09-05-1997	NC	New Construct	208,200	04-29-1999	100		DWELL 20X64,PRCH,GAR	02-19-2013	KP	0	1	00	Measure & Listed	
14653	09-05-1997	DM	Demolish	2,500		100		DEMOLISH HOUSE	08-24-2009	KP		4	09	Total Refusal	

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	0060	1.341		1.0000	11.74	469,400
1	1010	Single Family	RC	Residual	0.100	AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.08	4,700
Total Card Land Units					1.02	AC	Parcel Total Land Area					1.02	Total Land Value			474,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	3355	
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	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		1,351,821
Interior Floor 2	14	Carpet	Replace Cost		36,575
Heat Fuel	03	Gas	Year Built		1,388,394
Heat Type	05	Hot Water	Effective Year Built		1997
AC Type	03	Central	Depreciation Code		2008
Bedrooms	4		Remodel Rating		G
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		13
Extra Fixtures	3		Functional Obsol		
Total Rooms	12		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 Rcnld		1,207,900
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	0		Cost to Cure Ovr		
Bsmt Area	3355		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
SPL2	Ing Pool-Good	L	684	89.00	2014	A	70	C	1.00	42,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,355	3,355	3,355	226.40	759,564
BSM	Basement	0	3,355	671	45.28	151,913
DCK	Deck	0	653	65	22.54	14,716
FGR	Garage	0	462	185	90.66	41,884
FHS	Finished Half Story	1,633	3,265	1,633	113.23	369,707
FOP	Open Porch	0	416	62	33.74	14,037
Ttl Gross Liv / Lease Area		4,988	11,506	5,971		1,351,821

