

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WEAVER REBECCA M			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
53 FLINT LOCKE DR			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	425,000	425,000	
DUXBURY MA 02332		SUPPLEMENTAL DATA			0 Light	RES LAND	1010	299,000	299,000	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2590 Total Acres 1.678 Chapter Lan GIS ID F_869635_2832612		Cyclical 6 Exemption W District Res Exem Assoc Pid#			RESIDNTL	1010	1,600	1,600		
							Total	725,600	725,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WEAVER REBECCA M	50399	0270	10-12-2018	U	I	15,000	1A	Year	Code	Assessed	Year	Code	Assessed
FRICK ERIK J	35416	0120	12-19-2007	U	I	100	1A	2023	1010	377,100	2022	1010	345,200
WEAVER REBECCA M	33746	0279	11-29-2006	U	I	1	1A		1010	405,800		1010	342,700
WEAVER REBECCA M	28639	0013	07-12-2004	Q	I	703,000	00		1010	1,100		1010	1,100
WINSTANLEY NATHAN B JR	10234	0107	04-18-1991	Q	I	250,000	00	Total		784,000	Total		689,000
								Total		613,500	Total		613,500

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

NOTES	
6 BEDROOMS = 3 ON MAIN LEVEL, 3 ADDITIONAL BEDROOMS ON LOWER LEVEL	

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
									08-24-2015	JLF	7	1	00	Measure & Listed
									04-12-2013	VGS			20	Field Review
									03-04-2008	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	0050	1.000	REAR SLOPE	TP85	0.8500	297,500	
1	1010	Single Family	RC	Undevelop	0.760	AC 2,000.00	1.00000	0	1.00	0050	1.000		1.0000	0.05	1,500	
Total Card Land Units					1.68	AC	Parcel Total Land Area					1.68	Total Land Value			299,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	2258	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	05	Average	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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			462,491
Interior Floor 2			Net Other Adj		96,785
Heat Fuel	03	Gas	Replace Cost		559,276
Heat Type	05	Hot Water	Year Built		1970
AC Type	03	Central	Effective Year Built		1997
Bedrooms	6		Depreciation Code		G
Full Baths	3		Remodel Rating		
Half Baths	2		Year Remodeled		
Extra Fixtures	3		Depreciation %		24
Total Rooms	10		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	2		Percent Good		76
Gas Fireplaces	0		Cns Sect Rcnd		425,000
Sq Ft Fin Bsmt	1970		Dep % Ovr		
FBM Quality	04	Above Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	2258		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
SHD1	Shed	L	112	21.00	2000	A	70	C	1.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,590	2,590	2,590	136.23	352,828
BSM	Basement	0	2,258	452	27.27	61,575
DCK	Deck	0	346	35	13.78	4,768
FEP	Finished Enclosed Porch	0	160	96	81.74	13,078
FGR	Garage	0	528	211	54.44	28,744
FOP	Open Porch	0	70	11	21.41	1,498
Ttl Gross Liv / Lease Area		2,590	5,952	3,395		462,491

