

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
ASBEDIAN JAMES A ASBEDIAN AMY FERSON 40 FOX RUN DUXBURY MA 02332		8 Sloping	0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	962,100	962,100	
		SUPPLEMENTAL DATA				RES LAND	1010	526,200	526,200	
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2990 Total Acres .918 Chapter Lan GIS ID F_871911_2834127				Cyclical Exemption W District Res Exem	6			
						Total	1,499,600	1,499,600		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ASBEDIAN JAMES A		38661 0250	06-25-2010	Q	I	920,000	00	Year	Code	Assessed	Year	Code	Assessed
LAMPERT JONATHAN B		34966 0059	08-17-2007	Q	I	1,045,000	00	2023	1010	739,700	2022	1010	679,600
DUBIN STEVEN H		22433 0169	07-15-2002	Q	I	975,000	00		1010	625,800		1010	482,500
DRISCOLL MICHAEL B		10012 0160	10-30-1990	Q	I	475,000	00		1010	7,600		1010	7,600
Total								1,373,100	Total	1,169,700	Total	994,300	

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

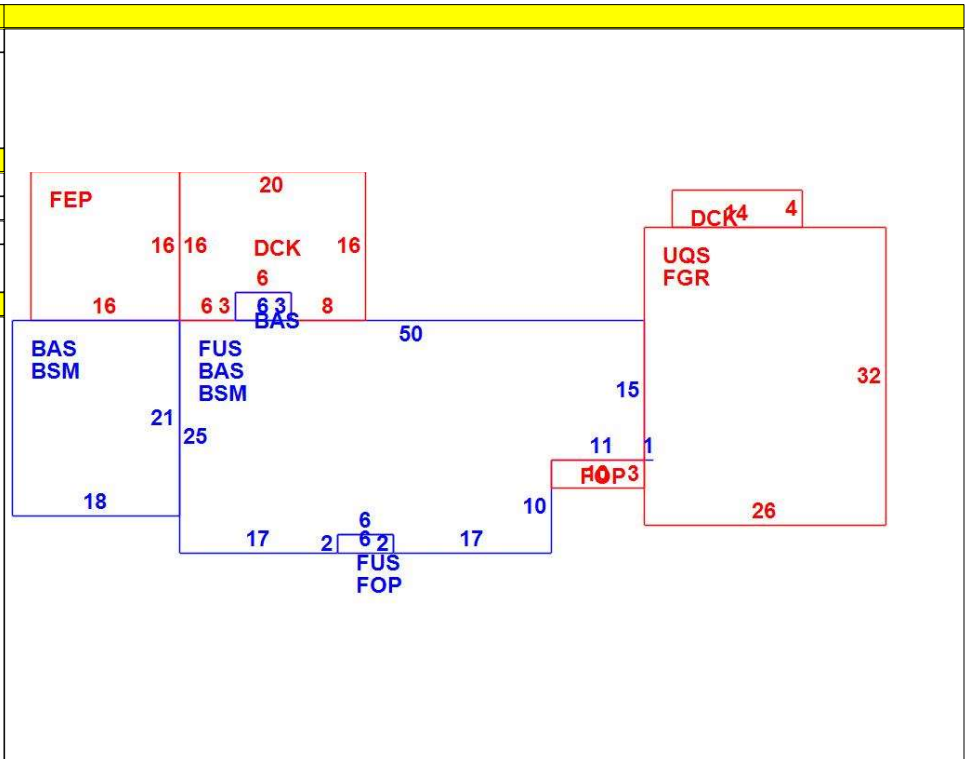
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			

NOTES	
7/24/2019 Note left on door. SJT	

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
2018-125	04-11-2018	RM	Remodel	40,000	07-24-2019	100	06-19-2018	REMODEL KITCHEN, CHANGE	07-24-2019	SJT	5		01	Measure - No Entry
14799	01-30-1998	RM	Remodel	20,000	05-08-1998	100		FIN 26X30 OVER GAR	04-12-2013	VGS			20	Field Review
14771	12-23-1997	MN	Maintenance	9,000	05-08-1998	100		REPLC BATHRM FIXTURE	12-03-2010	KP			01	Measure - No Entry
11558	05-01-1990	NC	New Construct	208,000	01-01-1991	100		2 STY 3C GAR W/STORG						

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	40,008 SF	8.75	1.00000	5	1.00	0080	1.503		1.0000	13.15	526,200	
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value				526,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1702	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	624.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2	11	Clapboard			B S
Roof Structure	04	Hip	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		992,554
Interior Floor 2			Replace Cost		88,445
Heat Fuel	02	Oil	Year Built		1,080,998
Heat Type	05	Hot Water	Effective Year Built		1990
AC Type	03	Central	Depreciation Code		2010
Bedrooms	5		Remodel Rating		E
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		11
Extra Fixtures	3		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		89
Extra Openings	0		Cns Sect Rcnld		962,100
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	1026		Dep Ovr Comment		
FBM Quality	04	Above Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1702		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
PTO	Patio	L	504	15.00	2018	E	100	B	1.50	11,300

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,534	1,534	1,534	260.72	399,941
BSM	Basement	0	1,516	303	52.11	78,998
DCK	Deck	0	358	36	26.22	9,386
FEP	Finished Enclosed Porch	0	256	154	156.84	40,151
FGR	Garage	0	832	333	104.35	86,819
FOP	Open Porch	0	42	6	37.25	1,564
FUS	Finished Upper Story	1,150	1,150	1,150	260.72	299,826
UQS	Unfin 3/4 Story	0	832	291	91.19	75,869
Ttl Gross Liv / Lease Area		2,684	6,520	3,807		992,554

