

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
WOOD THOMAS H & DONNA T TT WOOD REALTY TRUST PO BOX 1774 DUXBURY MA 02331		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	395,000	395,000
		SUPPLEMENTAL DATA		0	Medium	0	Average	RES LAND	1010	474,100	474,100
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2121 Total Acres 1.018 Chapter Lan GIS ID F_871671_2836117		Cyclical Exemption W District Res Exem		6		RESIDNTL	1010	2,300	2,300	905 DUXBURY, MA	
						Total		871,400	871,400	VISION	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
WOOD THOMAS H & DONNA T TT		LCC 114673	05-25-2010	Q	I	495,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	318,200	2022	1010	298,400	2021	1010	284,800
									1010	508,800		1010	323,300		1010	311,900
									1010	1,500		1010	1,500		1010	1,500
								Total		828,500	Total		623,200	Total		598,200

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 395,000			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

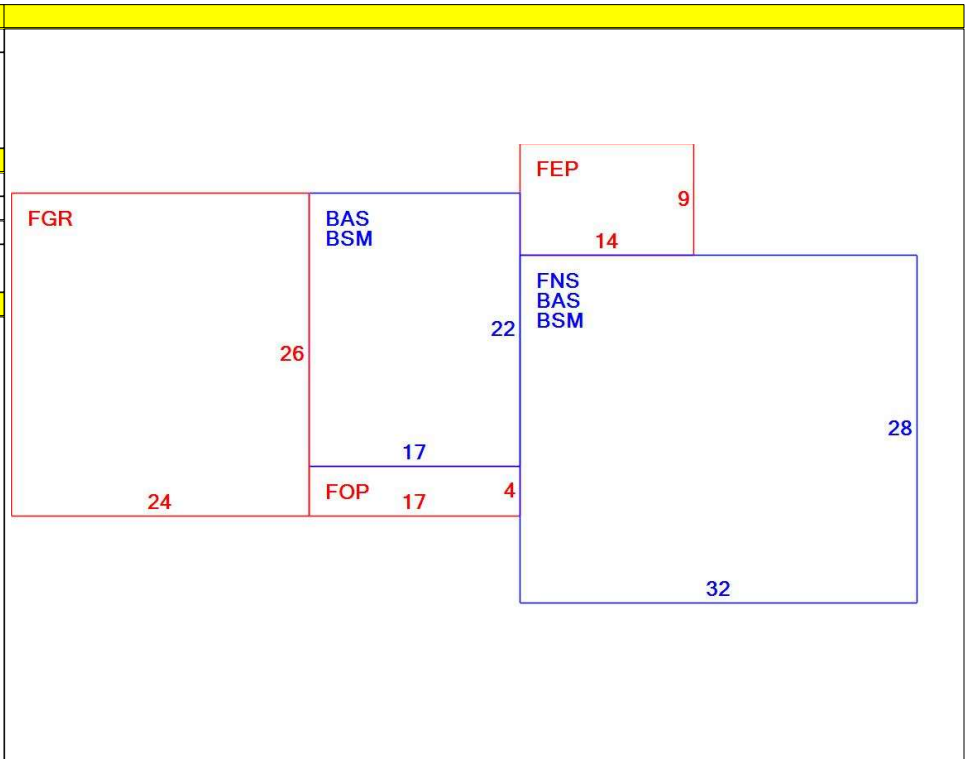
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			Batch

NOTES			
Appraised Land Value (Bldg) 474,100			
Special Land Value 0			
Total Appraised Parcel Value 871,400			
Valuation Method C			
Total Appraised Parcel Value 871,400			

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	
2015-429	12-15-2015	MS	Miscellaneous	22,000		100		INSTALL 34 SOLAR PANELS	11-04-2020	SJT	10		20	Field Review	
2012-255	10-03-2012	RM	Remodel	4,500	07-26-2013	100		REMODEL BATHROOM & BED	07-26-2013	BH			00	Measure & Listed	
115	05-25-2010	RM	Remodel	2,000		100		SLIDER & KT SKYLIGHT	04-12-2013	VGS			20	Field Review	
68	11-07-2005	MS	Miscellaneous	1,000		100		3 REPL WINDOWS	01-31-2011	KP		1	00	Measure & Listed	
19990262	06-11-1999	AD	Addition		07-14-2000	100		HEARTH MATE STOVE							

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	TOPO ADJ NOT WARRANTED		11.74	469,400
1	1010	Single Family	RC	Residual	0.100 AC	35,000.00	1.00000	5	1.00	0060	1.341			1.08	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	00	Gambrel	Bsmt Area	1270	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	07	Gambrel	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	14	Carpet			
Interior Floor 2			Net Other Adj		506,077
Heat Fuel	02	Oil	Replace Cost		50,310
Heat Type	05	Hot Water	Year Built		556,386
AC Type	03	Central	Effective Year Built		1968
Bedrooms	4		Depreciation Code		1992
Full Baths	2		Remodel Rating		A
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		29
Total Rooms	8		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	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnld		395,000
Sq Ft Fin Bsmt	896		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1270		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	128	21.00	2012	G	85	C	1.00	2,300
SLR	Solar Panels	L	34	1050.00	2015	G	85	C	1.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,270	1,270	1,270	189.83	241,079
BSM	Basement	0	1,270	254	37.97	48,216
FEP	Finished Enclosed Porch	0	126	76	114.50	14,427
FGR	Garage	0	624	250	76.05	47,457
FNS	Finished 90% Story	806	896	806	170.76	153,000
FOP	Open Porch	0	68	10	27.92	1,898
Ttl Gross Liv / Lease Area		2,076	4,254	2,666		506,077

