

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
HADLEY BRUCE			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
HADLEY HEIDI			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	400,500	400,500
33 OLD COACH WAY				0 Medium		RES LAND	1010	499,300	499,300
<b>SUPPLEMENTAL DATA</b>									
DUXBURY MA 02332	Alt Prcl ID	Cyclical 6							
	Scnd Home	Exemption							
	Tax Class T	W							
	Tot Fin Area 2310	District							
	Total Acres 1.188	Res Exem							
	Chapter Lan								
	GIS ID F_872985_2835757	Assoc Pid#							
						Total	899,800	899,800	

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
HADLEY BRUCE	14538 0207	07-26-1996	Q	I	290,000	00	Year	Code	Assessed	Year	Code	Assessed	
RICHARDSON ELEANOR N	13715 0326	07-26-1995	U	I	1	1F	2023	1010	300,400	2022	1010	251,500	
RICHARDSON CHARLES J	13715 0324	07-26-1995	U	I	1	1F		1010	487,800		1010	411,600	
RICHARDSON CHARLES TRUSTEE	13216 0131	10-21-1994	U	I	1	1F	Total		788,200	Total		663,100	
		Total				Total		623,300					

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	400,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	499,300
Special Land Value	0
Total Appraised Parcel Value	899,800
Valuation Method	C
Total Appraised Parcel Value	899,800

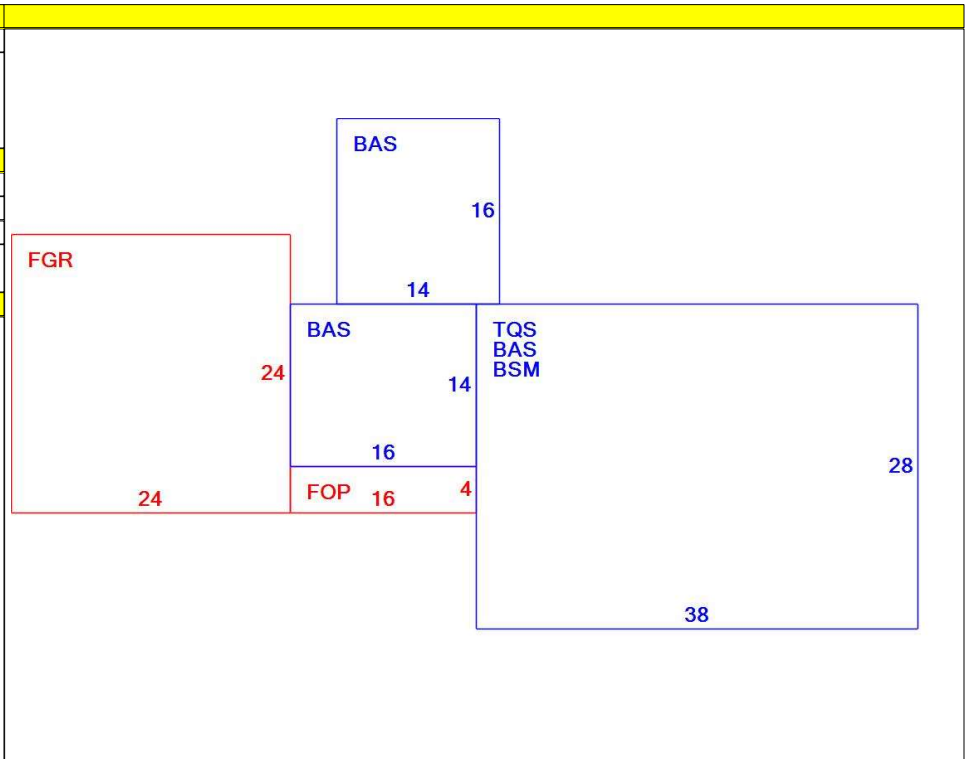
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
									04-12-2013	VGS			20	Field Review
									01-16-2008	BSB		1	00	Measure & Listed

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	0070	1.389		1.0000	12.16	486,200
1	1010	Single Family	RC	Residual	0.270 AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.11	13,100
Total Card Land Units					1.19 AC	Parcel Total Land Area					1.19	Total Land Value			499,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1064	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
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	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
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	448				
FBM Quality	02	Low Quality			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1064				

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

COST / MARKET VALUATION	
Net Other Adj	540,652
Replace Cost	31,460
Year Built	1961
Effective Year Built	1991
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	70
Cns Sect Rcnld	400,500
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	1,512	1,512	1,512	195.68	295,862
BSM	Basement	0	1,064	213	39.17	41,679
FGR	Garage	0	576	230	78.13	45,005
FOP	Open Porch	0	64	10	30.57	1,957
TQS	Three Quarter Story	798	1,064	798	146.76	156,149
Ttl Gross Liv / Lease Area		2,310	4,280	2,763		540,652



33 OLD COACH WAY

