

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCKIM KENNETH S			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
VITALI LISA J			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	586,100	586,100
100 HERITAGE LN				0 Light		RES LAND	1010	532,900	532,900
SUPPLEMENTAL DATA						RESIDNTL	1010	136,800	136,800
DUXBURY MA 02332	Alt Prcl ID	Cyclical 6							
	Scnd Home	Exemption							
	Tax Class T	W							
	Tot Fin Area 4474	District							
	Total Acres 1.878	Res Exem							
	Chapter Lan								
	GIS ID F_873438_2837126	Assoc Pid#							
						Total		1,255,800	1,255,800

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCKIM KENNETH S		10638 0123	12-13-1991	U	I	176,000	1L	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	509,900	2022	1010	447,500	2021	1010	361,700
									1010	520,600		1010	439,300		1010	397,300
									1010	81,600		1010	81,600		1010	81,600
								Total		1,112,100	Total		968,400	Total		840,600

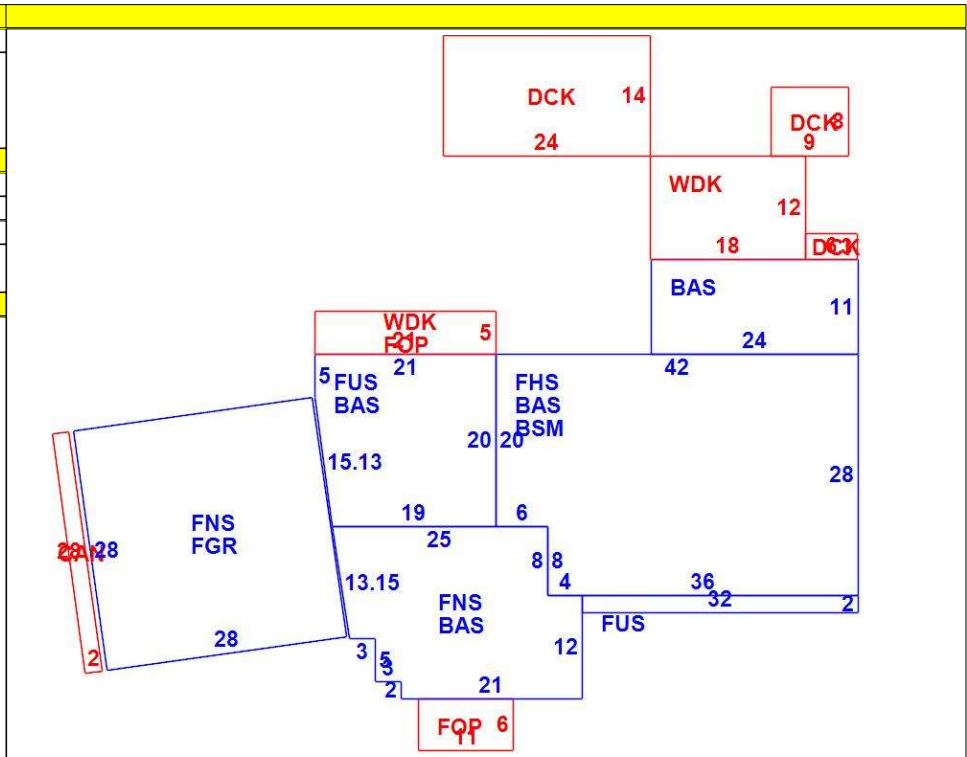
EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 586,100			
									Appraised Xf (B) Value (Bldg) 0			
									Appraised Ob (B) Value (Bldg) 136,800			
									Appraised Land Value (Bldg) 532,900			
									Special Land Value 0			
									Total Appraised Parcel Value 1,255,800			
									Valuation Method C			
									Total Appraised Parcel Value 1,255,800			

ASSESSING NEIGHBORHOOD		NOTES	
Nbhd	Nbhd Name	B	Tracing
0070			

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
2014-165	06-23-2014	NC	New Construct	95,000	06-30-2016	100		CONSTRUCT A 28 X 34 BARN		09-09-2019	SJT	10		00	Measure & Listed
2014-129	05-27-2014	NC	New Construct	11,000	05-13-2015	100		INSTALL A FOUNDATION ONLY		10-25-2017	JLF	5		01	Measure - No Entry
125	05-24-2012	NC	New Construct	12,300	07-30-2013	100		INGRD 18X36 VINYL LINED PO		05-13-2015	JLF	5		00	Measure & Listed
231	11-23-2009	NC	New Construct	148,000		100		FOUNDATION		07-30-2013	BH			01	Measure - No Entry
197	10-20-2009	NC	New Construct	22,000		100		FOUNDATION		04-12-2013	VGS			20	Field Review
15031	07-14-1998	AD	Addition	7,500		100		10X10 ADDITION		03-04-2013	AO	6	6	30	Quality Control
11478	01-12-1990	RM	Remodel	4,000	01-01-1991	100		CLOSE OFF DIN RM U/		07-07-2010	KP		1	00	Measure & Listed

LAND LINE VALUATION SECTION													Notes			Location Adjustment		Adj Unit P		Land Value
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj									
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	0.960 AC	35,000.00	1.00000	5	1.00	0070	1.389				1.0000	1.12	46,700			
Total Card Land Units					1.88 AC	Parcel Total Land Area					1.88	Total Land Value			532,900					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	1128	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2	14	Wood Shingle			B S
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			707,720
Interior Floor 2			Net Other Adj		34,220
Heat Fuel	03	Gas	Replace Cost		741,940
Heat Type	05	Hot Water	Year Built		1977
AC Type	03	Central	Effective Year Built		2000
Bedrooms	5		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	21	
Total Rooms	9		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	03	Modern	Trend Factor	1.000	
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good	79	
Gas Fireplaces	0		Cns Sect Rcnld		586,100
Sq Ft Fin Bsmt	260		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage			Misc Imp Ovr Comment		
Bsmt Area	1128		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
SPL2	Ing Pool-Good	L	648	89.00	2013	G	85	C	1.00	49,000
BRN5	Barn - 2 Story	L	952	69.00	2015	G	85	B	1.50	83,800
PTO	Patio	L	315	15.00	2017	G	85	C	1.00	4,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,291	2,291	2,291	138.20	316,615
BSM	Basement	0	1,128	226	27.69	31,233
CAN	Canopy	0	56	6	14.81	829
DCK	Deck	0	426	43	13.95	5,943
FGR	Garage	0	784	314	55.35	43,395
FHS	Finished Half Story	564	1,128	564	69.10	77,945
FNS	Finished 90% Story	1,150	1,278	1,150	124.36	158,929
FOP	Open Porch	0	171	26	21.01	3,593
FUS	Finished Upper Story	469	469	469	138.20	64,816
WDK	Deck	0	321	32	13.78	4,422
Ttl Gross Liv / Lease Area		4,474	8,052	5,121		707,720

