

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
GRIFFITHS DEANNA			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
238 PARKS ST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	146,300	146,300
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	273,200	273,200	
Alt Prcl ID		Cyclical 7			RESIDNTL	1010	22,600	22,600	
Scnd Home		Exemption							
Tax Class T		W							
Tot Fin Area 1320		District							
Total Acres .27		Res Exem							
Chapter Lan									
GIS ID F_868420_2830570		Assoc Pid#							
							Total	442,100	442,100

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GRIFFITHS DEANNA		51133 35	05-21-2019	Q	I	375,000	00	Year	Code	Assessed	Year	Code	Assessed
HUNT ROSS C		49542 0225	02-28-2018	U	I	1	1A	2023	1010	157,500	2022	1010	137,300
HUNT ROSS C & JULIA		41842 0137	08-24-2012	Q	I	240,000	00		1010	282,900		1010	232,900
HORNECKER MED A & MACLEOD BETH		19696 0217	04-20-2001	Q	I	249,900	00		1010	12,900		1010	12,900
							Total	453,300	Total	383,100	Total	352,300	

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
0050				

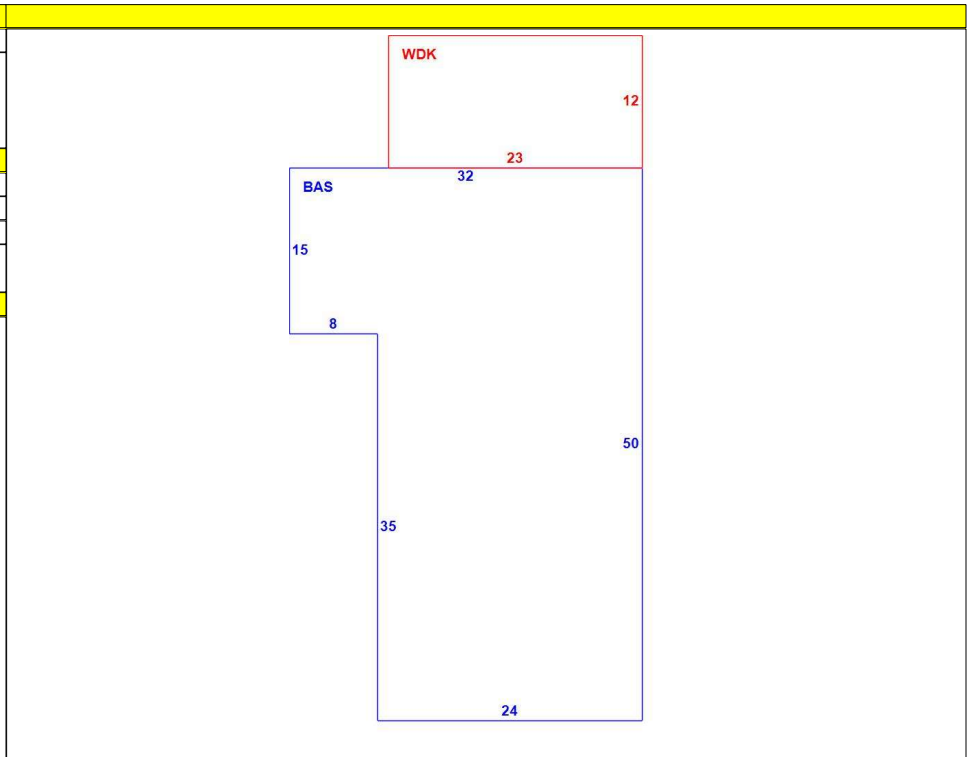
  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	146,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	22,600
Appraised Land Value (Bldg)	273,200
Special Land Value	0
Total Appraised Parcel Value	442,100
Valuation Method	C
Total Appraised Parcel Value	442,100

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
QPO-22-32	12-28-2022	MN	Maintenance	10,000		100	12-28-2022	STRIP & REROOF	12-09-2019	SJD	9	1	00	Measure & Listed
2	06-20-2005	MN	Maintenance	3,000		100		RE-ROOF	04-12-2013	VGS			20	Field Review
14177	08-13-1996	MN	Maintenance	25,000	09-22-1997	100		CEILBEAMS/4SKYLIGHTS	11-20-2011	KP		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	11,580 SF	23.59	1.00000	5	1.00	0050	1.000		1.0000	23.59	273,200
Total Card Land Units					0.27 AC	Parcel Total Land Area					0.27	Total Land Value			273,200

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description		Element	Cd	Description	
Style	01	Ranch		Bsmt Area	0		
Model	01	Residential		Bsmt Type	02		
Grade	03	Average		Unfin Area	0.00	Crawl	
Stories	1						
Occupancy	1			<b>CONDO DATA</b>			
Exterior Wall 1	14	Wood Shingle		Parcel Id		C	Ownr
Exterior Wall 2						B	S
Roof Structure	03	Gable		Adjust Type	Code	Description	Factor%
Roof Cover	03	Asphalt		Condo Flr			
Interior Wall 1	05	Drywall		Condo Unit			
Interior Wall 2				<b>COST / MARKET VALUATION</b>			
Interior Floor 1	12	Hardwood					203,831
Interior Floor 2				Net Other Adj			11,300
Heat Fuel	03	Gas		Replace Cost			215,131
Heat Type	04	Forced Air-Duc		Year Built			1940
AC Type	03	Central		Effective Year Built			1989
Bedrooms	3			Depreciation Code			A
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	1			Depreciation %			32
Total Rooms	6			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			68
Gas Fireplaces	0			Cns Sect Rcnd			146,300
Sq Ft Fin Bsmt	0			Dep % Ovr			
FBM Quality				Dep Ovr Comment			
Foundation	05	Conc Block		Misc Imp Ovr			
Bsmt Garage	0			Misc Imp Ovr Comment			
Bsmt Area	0			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
SPL1	Ing Pool - Ave	L	392	64.00	1980	A	70	C	1.00	17,600
SHD1	Shed	L	276	21.00	1980	A	70	C	1.00	4,100
SHD1	Shed	L	64	21.00	2000	A	70	C	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,320	1,320	1,320	151.21	199,597	
WDK	Deck	0	276	28	15.34	4,234	
Ttl Gross Liv / Lease Area		1,320	1,596	1,348		203,831	

