

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
GRAM DEVIN			0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA	
GRAM ALLYSON			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	459,500	459,500		
508 BAY RD						0	Heavy	RES LAND	1010	446,500	446,500			
								RESIDNTL	1010	5,700	5,700			
<b>SUPPLEMENTAL DATA</b>													<b>VISION</b>	
DUXBURY	MA	02332	Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2259 Total Acres .71 Chapter Lan			Cyclical 7 Exemption W District Res Exem								
GIS ID F_871762_2830458			Assoc Pid#							Total		911,700		911,700

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
GRAM DEVIN	50148	0076	08-08-2018	Q	I	676,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
WELCH MOLLY & WELCH EDMUND T IV	42562	0047	01-18-2013	U	I	1	1A	2023	1010	348,700	2022	1010	318,700	2021	1010	288,500
WELCH MOLLY	38791	0196	07-30-2010	Q	I	433,000	00		1010	479,700		1010	305,900		1010	290,900
COSTANTINO ROBERT A	35692	0158	03-06-2008	U	I	1	1F		1010	4,400		1010	4,400		1010	4,400
COSTANTINO ROBERT A	25780	0346	07-15-2003	U	I	10	1F	Total		832,800	Total		629,000	Total		583,800

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

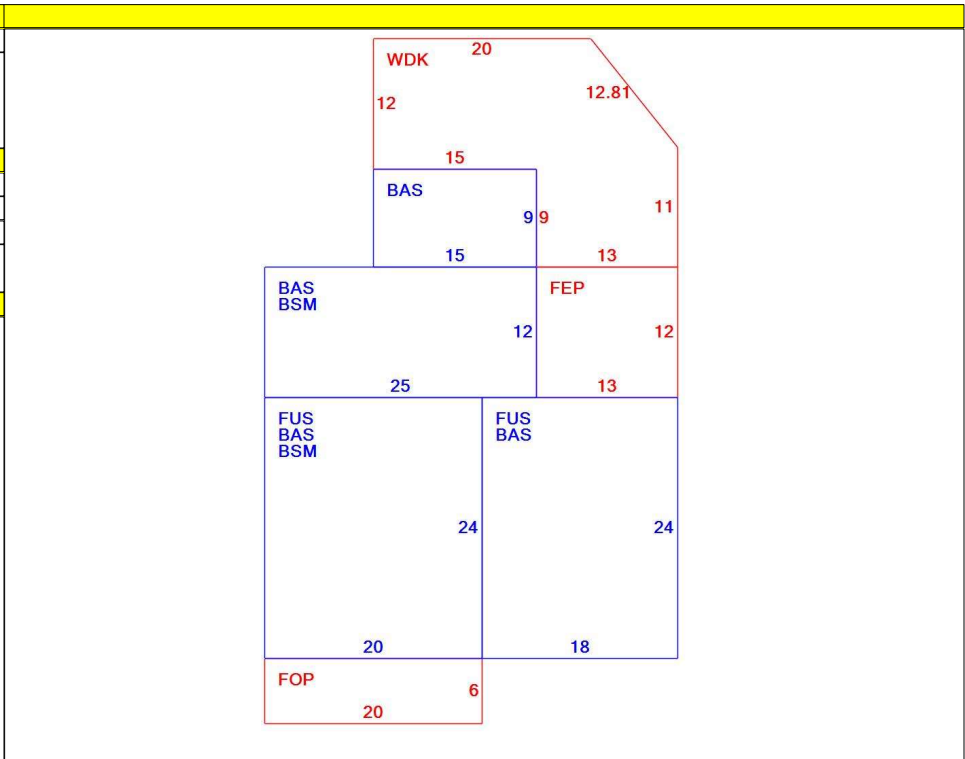
APPRAISED VALUE SUMMARY												
Appraised Bldg. Value (Card)										459,500		
Appraised Xf (B) Value (Bldg)										0		
Appraised Ob (B) Value (Bldg)										5,700		
Appraised Land Value (Bldg)										446,500		
Special Land Value										0		
Total Appraised Parcel Value										911,700		
Valuation Method										C		
Total Appraised Parcel Value										911,700		

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
2013-191	10-09-2013	MN	Maintenance	1,600		100		REPLACEMENT WINDOW		02-27-2019	SJT	9		01	Measure - No Entry
2013-005	05-08-2013	MS	Miscellaneous	3,800	07-25-2013	100		CONSTRUCT A 10X16 UTILITY		04-12-2013	VGS			20	Field Review
2013-15	02-26-2013	MN	Maintenance	3,000	06-30-2013	100		STRIP & REROOF		04-20-2011	KP		1	00	Measure & Listed
20000506	12-22-2000	AD	Addition	30,000	05-03-2002	100		5X81ST 18X24 2NDFLR							

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	30,928	SF	10.77	1.00000	5	1.00	0060	1.341		1.0000	14.44	446,500
Total Card Land Units					0.71	AC	Parcel Total Land Area					0.71	Total Land Value			446,500

**CONSTRUCTION DETAIL**      **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	780	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
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			537,204
Interior Floor 2			Net Other Adj		23,200
Heat Fuel	03	Gas	Replace Cost		560,404
Heat Type	06	Steam	Year Built		1900
AC Type	01	None	Effective Year Built		2003
Bedrooms	3		Depreciation Code		E
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		18
Total Rooms	7		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		82
Gas Fireplaces	0		Cns Sect Rcnd		459,500
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	780		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
FGR1	Garage - 1 Sto	L	400	52.00	1965	F	55	D	0.50	5,700

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,347	1,347	1,347	209.19	281,781
BSM	Basement	0	780	156	41.84	32,634
FEP	Finished Enclosed Porch	0	156	94	126.05	19,664
FOP	Open Porch	0	120	18	31.38	3,765
FUS	Finished Upper Story	912	912	912	209.19	190,783
WDK	Deck	0	413	41	20.77	8,577
<b>Ttl Gross Liv / Lease Area</b>		<b>2,259</b>	<b>3,728</b>	<b>2,568</b>		<b>537,204</b>

