

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DEVANEY RALPH E			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
DEVANEY EILEEN A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	767,700	767,700
500 BAY RD		SUPPLEMENTAL DATA			RES LAND	1010	418,300	418,300	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2588 Total Acres .490 Chapter Lan GIS ID F_871867_2830530			Cyclical Exemption W District Res Exem Assoc Pid#				
						Total	1,186,000	1,186,000	

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
DEVANEY RALPH E	45153 0134	01-16-2015	Q	I	805,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HAMADEH CHAFIK & ABDULKADER C T	44133 0031	03-10-2014	U	I	250,000	1	2023	1010	587,800	2022	1010	542,700	2021	1010	470,200
ODONNELL JOSEPH J III	30350 0170	04-15-2005	U	I	100	1F		1010	448,600		1010	290,100		1010	269,800
BAY RD RLTY TRUST	15123 0062	04-25-1997	U	I	100	1	Total		1,036,400	Total		832,800	Total		740,000

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
0060				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	767,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	418,300
Special Land Value	0
Total Appraised Parcel Value	1,186,000
Valuation Method	C
Total Appraised Parcel Value	1,186,000

NOTES							

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
2014-150	06-11-2014	NC	New Construct	353,300	04-15-2015	100		SINGLE FAM 1ST FL 1294' 2ND	09-12-2019	SJT	10		00	Measure & Listed
2014-125	05-21-2014	NC	New Construct	15,000	04-15-2015	100		INSTALL A FOUNDATION ONLY	04-15-2015	JLF	5	1	00	Measure & Listed
2014-119	05-13-2014	DM	Demolish	13,500	04-15-2015	100		DEMO EXISTING DWELLING	04-12-2013	VGS			20	Field Review
474	11-05-2002	AD	Addition			100		WOOD STOVE	05-06-2008	BSB			01	Measure - No Entry

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	21,366 SF	14.60	1.00000	5	1.00	0060	1.341		1.0000	19.58	418,300
Total Card Land Units					0.49 AC	Parcel Total Land Area					0.49	Total Land Value			418,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1294	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	1294.0	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	30	HARDI Plank			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	3				
Total Rooms	7				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	2				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1294				

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

COST / MARKET VALUATION	
Net Other Adj	804,258
Replace Cost	30,240
Year Built	834,498
Effective Year Built	2014
Depreciation Code	2013
Remodel Rating	A
Year Remodeled	
Depreciation %	8
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	92
Cns Sect Rcnd	767,700
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	1,294	1,294	1,294	222.05	287,330
BSM	Basement	0	1,294	259	44.44	57,510
FGR	Garage	0	624	250	88.96	55,512
FOP	Open Porch	0	351	53	33.53	11,769
FUS	Finished Upper Story	1,294	1,294	1,294	222.05	287,330
UAT	Unfinished Attic	0	1,064	160	33.39	35,528
UUS	Unfinished Upper Story	0	624	312	111.02	69,279
Ttl Gross Liv / Lease Area		2,588	6,545	3,622		804,258

