

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
TOWER JODI C			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
12 SPRUCE LN			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	297,800	297,800
DUXBURY MA 02332		SUPPLEMENTAL DATA			0 Medium	RES LAND	1010	308,100	308,100
		Alt Prcl ID			Cyclical 7				
		Scnd Home			Exemption				
		Tax Class T			W				
		Tot Fin Area 2450			District				
		Total Acres .46			Res Exem				
		Chapter Lan							
		GIS ID F_872285_2832458			Assoc Pid#				
							Total	605,900	605,900

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TOWER JODI C		31440 0314	09-30-2005	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
TOWER RICHARD E		15008 0187	03-04-1997	Q	I	122,500	00	2023	1010	221,800	2022	1010	202,700
TURNOR MATTHEW P		14141 0237	02-15-1996	U	I	1	1		1010	320,100		1010	270,100
									1010	600		1010	600
							Total	542,500	Total	473,400	Total	400,600	

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	297,800
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	308,100
Special Land Value	0
Total Appraised Parcel Value	605,900
Valuation Method	C
Total Appraised Parcel Value	605,900

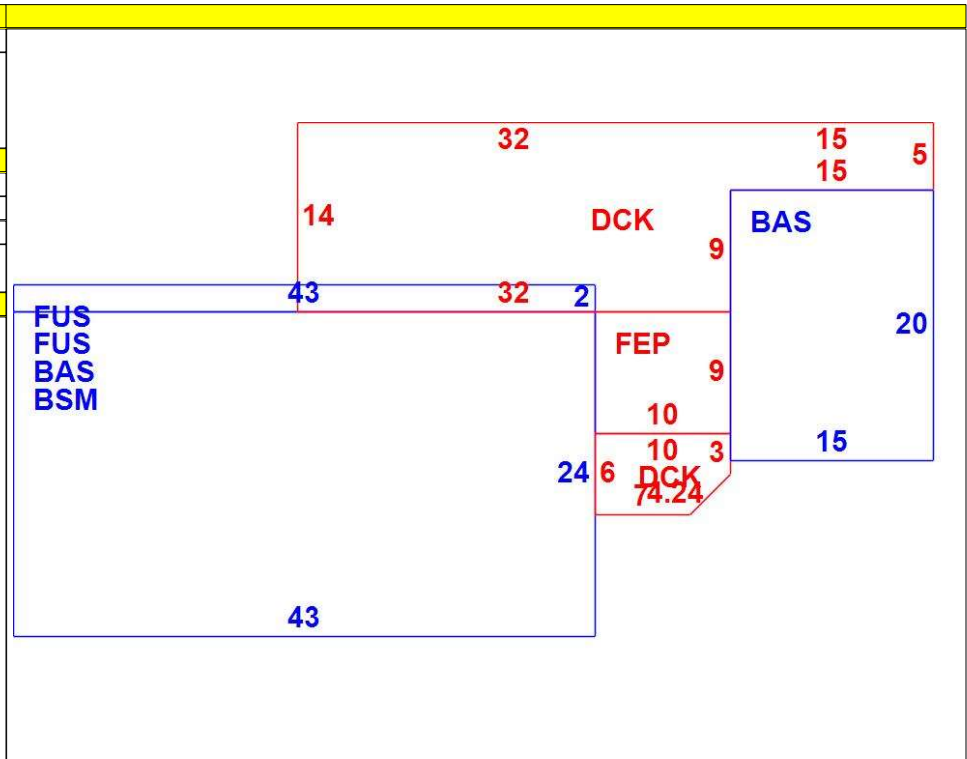
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES											
RENOVATED 2002-2005.....EFF.YR. SHOULD NOT BE BASED ON AGE OF 1949											

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
138	08-30-2002	AD	Addition	60,000	08-25-2004	100		26X43 2ND LEVEL	11-22-2022	SJT	10		01	Measure - No Entry
2000138	04-27-2000	RM	Remodel	60,000	03-11-2003	100		CONSTRUCT 2ND FLR	04-12-2013	VGS			20	Field Review
19990251	06-04-1999	NC	New Construct	1,000	07-12-2000	100		27' ABOVE POOL	10-14-2005	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	20,038 SF	15.38	1.00000	5	1.00	0050	1.000		1.0000	15.38	308,100
Total Card Land Units					0.46 AC	Parcel Total Land Area					0.46	Total Land Value			308,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1032	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	25	Vinyl Siding	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			391,118
Interior Floor 2			Net Other Adj		16,800
Heat Fuel	03	Gas	Replace Cost		407,918
Heat Type	05	Hot Water	Year Built		1949
AC Type	01	None	Effective Year Built		1994
Bedrooms	3		Depreciation Code		G
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		27
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		73
Gas Fireplaces	0		Cns Sect Rcnld		297,800
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	1032		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	1,332	1,332	1,332	141.30	188,212
BSM	Basement	0	1,032	206	28.21	29,108
DCK	Deck	0	579	58	14.15	8,195
FEP	Finished Enclosed Porch	0	90	54	84.78	7,630
FUS	Finished Upper Story	1,118	1,118	1,118	141.30	157,973
Ttl Gross Liv / Lease Area		2,450	4,151	2,768		391,118

