

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
NAUMAN THOMAS L			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
NAUMAN SUSAN E			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	623,200	623,200
40 SPOONBILL WAY #2				0 Medium		RES LAND	1010	478,100	478,100
<b>SUPPLEMENTAL DATA</b>									
KEY WEST	FL	33040	Alt Prcl ID Scnd Home 500769 Tax Class T Tot Fin Area 3127 Total Acres 1.102 Chapter Lan		Cyclical 7 Exemption W District Res Exem				
			GIS ID F_872746_2833208		Assoc Pid#				
							Total	1,101,300	1,101,300

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
NAUMAN THOMAS L		55401 312	07-30-2021	U	I	1,085,000	1	Year	Code	Assessed	Year	Code	Assessed
STINEBISER MICHAEL		34804 345	07-12-2007	U	I	408,480	1	2023	1010	467,000	2022	1010	401,600
STINEBISER MICHAEL		28369 149	06-03-2004	Q	I	540,000	00		1010	493,900		1010	314,100
WHITTIER ROBERT J		9703 86	04-23-2001	U	I	100	1						
WHITTIER ROBERT J & HELEN N		19503 187	03-15-2001	U	I	100	1						
							Total	960,900	Total	715,700	Total	678,000	

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

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)	623,200		
Appraised Xf (B) Value (Bldg)	0		
Appraised Ob (B) Value (Bldg)	0		
Appraised Land Value (Bldg)	478,100		
Special Land Value	0		
Total Appraised Parcel Value	1,101,300		
Valuation Method	C		
Total Appraised Parcel Value	1,101,300		

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

NOTES									

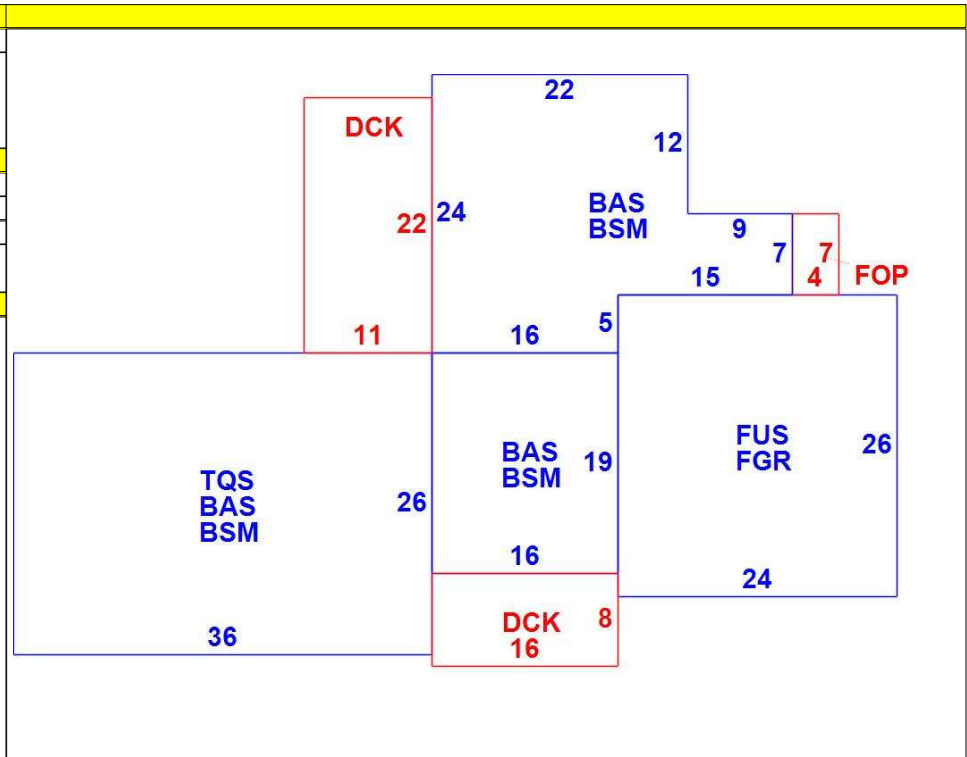
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
2017-220	10-20-2017	MN	Maintenance	5,921	06-30-2018	100		REPLACE 3 WINDOWS AND SI		12-13-2021	SJD	9	1	07	Measure - Info @ Door
274	09-06-2007	RM	Remodel	5,800	05-02-2008	100		64'PORCH TO LIVINGS P		04-12-2013	VGS			20	Field Review
420	11-21-2006	AD	Addition	117,000		100		591' 1 STY,2ND O/GAR		03-04-2013	AO	6	6	30	Quality Control
392	08-23-2004	RM	Remodel	4,500		100		REFURB BATHROOM		05-02-2008	K-B		4	09	Total Refusal
51	02-21-2003	RM	Remodel	4,000	08-17-2004	100		ACC APT IN DWELLING							

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	40,000	SF 8.75	1.00000	5	1.00	0060	1.341			11.74	469,400	
1	1010	Single Family	RC	Residual	0.185	AC 35,000.00	1.00000	5	1.00	0060	1.341	OLD RAILROAD	1.0000	1.08	8,700	
Total Card Land Units					1.10	AC	Parcel Total Land Area					1.10	Total Land Value		478,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1801	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	3				
Full Baths	3				
Half Baths	0				
Extra Fixtures	2				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	400				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1801				

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

COST / MARKET VALUATION			
Net Other Adj			797,776
Replace Cost			44,370
Year Built			842,146
Effective Year Built			1963
Depreciation Code			1995
Remodel Rating			G
Year Remodeled			
Depreciation %		26	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		74	
Cns Sect Rcnd			623,200
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	1,801	1,801	1,801	211.16	380,305	
BSM	Basement	0	1,801	360	42.21	76,019	
DCK	Deck	0	370	37	21.12	7,813	
FGR	Garage	0	624	250	84.60	52,791	
FOP	Open Porch	0	28	4	30.17	845	
FUS	Finished Upper Story	624	624	624	211.16	131,766	
TQS	Three Quarter Story	702	936	702	158.37	148,237	
Ttl Gross Liv / Lease Area		3,127	6,184	3,778		797,776	

