

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
DRISCOLL JASON C			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
140 PARKS ST			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	640,500	640,500	
DUXBURY MA 02332		SUPPLEMENTAL DATA			0 Medium	RES LAND	1010	391,200	391,200	<b>VISION</b>
Alt Prcl ID		Cyclical 6			Total					
Scnd Home		Exemption W			1,031,700					
Tax Class T		District								
Tot Fin Area 2928		Res Exem								
Total Acres .390		Assoc Pid#								
Chapter Lan										
GIS ID F_868162_2828878										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
DRISCOLL JASON C		53161 284	07-30-2020	Q	I	690,000	00	Year	Code	Assessed	Year	Code	Assessed
SCAMMELL BARRY E & JANICE A CO-TT		49933 0074	06-18-2018	U	I	1 1A		2023	1010	485,100	2022	1010	443,100
SCAMMELL JANICE & BARRY TTS		18609 0296	06-15-2000	Q	I	448,000	00		1010	381,800		1010	327,300
GOLLA-MCCARTHY MARSHA		18609 0288	06-15-2000	U	I	1 1F		Total					
MCCARTHY MARSHA GOLLA		14086 0261	01-18-1996	U	I	1 1		866,900	Total		770,400	Total	
												670,000	

EXEMPTIONS		OTHER ASSESSMENTS						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2023	22E	22E VETERAN	1000.00					
Total		1,000.00						

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

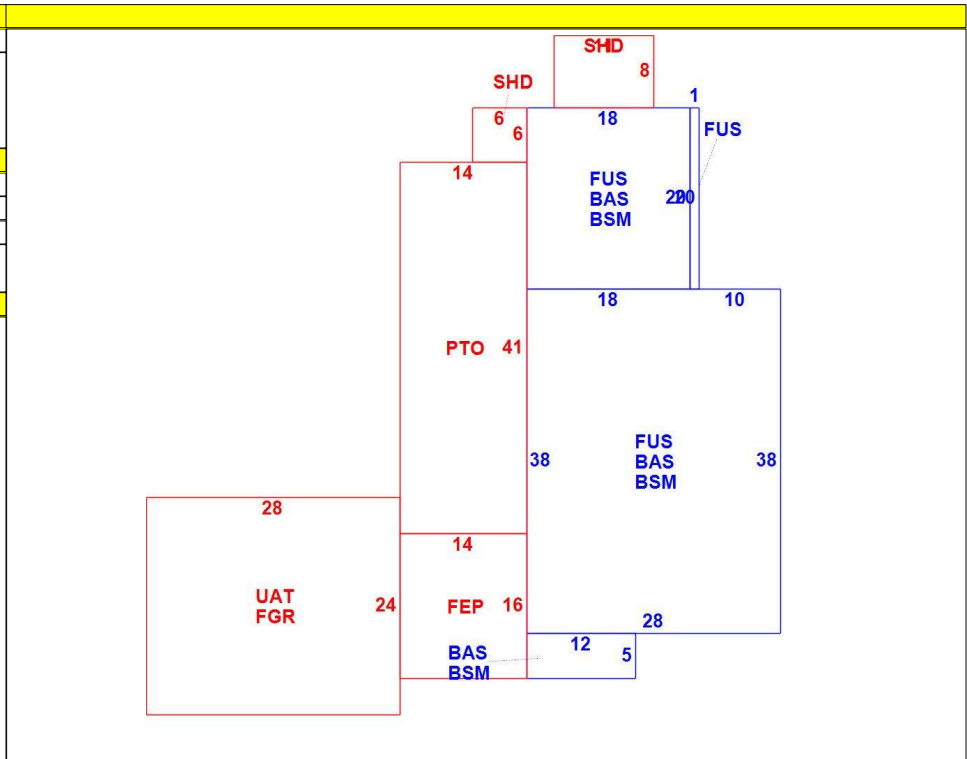
  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	640,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	391,200
Special Land Value	0
Total Appraised Parcel Value	1,031,700
Valuation Method	C
Total Appraised Parcel Value	1,031,700

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
22	03-10-2010	MN	Maintenance	2,000		100		RPL 2 WINDOWS	08-06-2020	SJT	6		20	Field Review
15	04-02-2007	MN	Maintenance	19,900		100		RE-ROOF	08-05-2020	SJD	9	1	01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									02-05-2008	BSB		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	PD	Primary	16,988 SF	17.45	1.00000	5	1.00	0070	1.389	CONDO POOL & PARKING LO	E95	0.9500	23.03	391,200	
Total Card Land Units					0.39 AC	Parcel Total Land Area					0.39	Total Land Value					391,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1484	
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	11	Clapboard	Parcel Id		C
Exterior Wall 2					B
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt			Factor%
Interior Wall 1	05	Drywall	Condo Flr		
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2			Net Other Adj		752,974
Heat Fuel	03	Gas	Replace Cost		28,130
Heat Type	05	Hot Water	Year Built		781,104
AC Type	03	Central	Effective Year Built		1986
Bedrooms	4		Depreciation Code		2003
Full Baths	2		Remodel Rating		G
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		18
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	1		Percent Good		82
Gas Fireplaces	0		Cns Sect Rcnld		640,500
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	1484		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	1,484	1,484	1,484	198.10	293,979
BSM	Basement	0	1,484	297	39.65	58,835
FEP	Finished Enclosed Porch	0	224	134	118.51	26,545
FGR	Garage	0	672	269	79.30	53,289
FUS	Finished Upper Story	1,444	1,444	1,444	198.10	286,055
PTO	Patio	0	574	29	10.01	5,745
SHD	Attached Shed	0	124	43	68.70	8,518
UAT	Unfinished Attic	0	672	101	29.77	20,008
Ttl Gross Liv / Lease Area		2,928	6,678	3,801		752,974

