

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
HOCHSTEIN ROBERT EVAN			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
HOCHSTEIN LESLIE HIRSCH			0 Septic	0 Paved	0 Average	RESIDNTL	1010	611,100	611,100
70 BAY FARM RD		SUPPLEMENTAL DATA				RES LAND	1010	482,000	482,000
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2700 Total Acres .885 Chapter Lan		Cyclical 6 Exemption W District Res Exem		RESIDNTL	1010	2,600	2,600
GIS ID F_867719_2830499		Assoc Pid#		Total		1,095,700		1,095,700	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
HOCHSTEIN ROBERT EVAN		20019 0210	06-15-2001	Q	I	533,000	00	Year	Code	Assessed	Year	Code	Assessed
EDWARDS ARTHUR B		16259 0095	06-02-1998	Q	I	379,000	00	2023	1010	467,900	2022	1010	427,400
VELARDO DARLENE DANIEL		12702 0067	03-02-1994	U	I	325,000	1A		1010	471,100		1010	398,500
									1010	1,800		1010	1,800
		Total		940,800		Total		827,700		Total		734,200	

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
0070				

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			611,100
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			2,600
Appraised Land Value (Bldg)			482,000
Special Land Value			0
Total Appraised Parcel Value			1,095,700
Valuation Method			C
Total Appraised Parcel Value			1,095,700

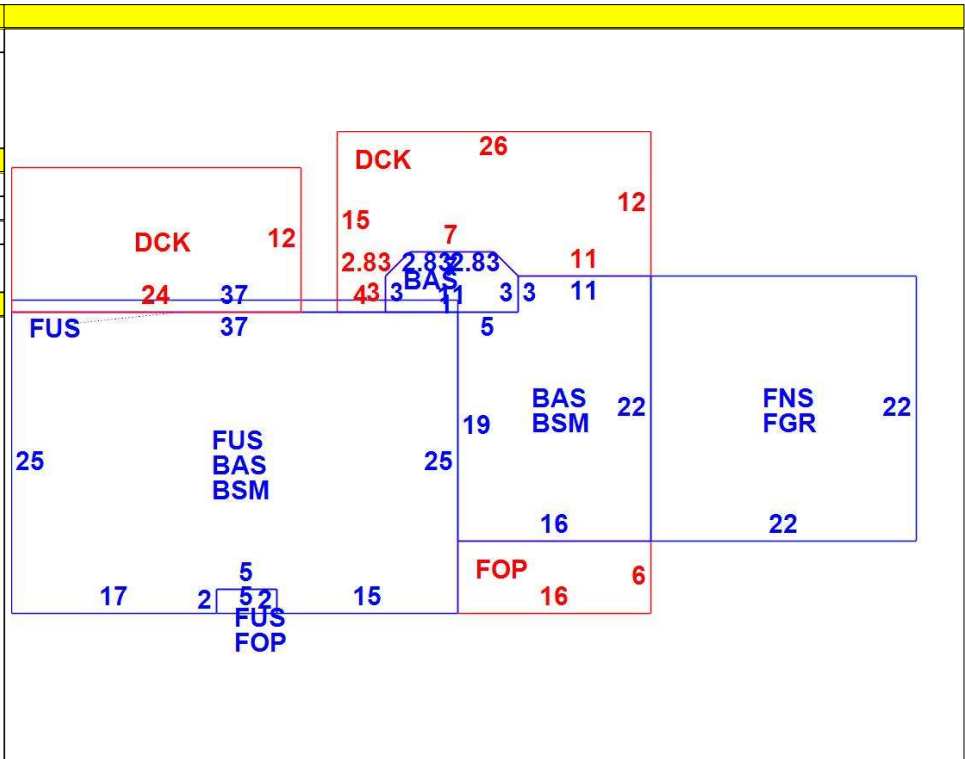
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-22-15	07-20-2022	MN	Maintenance	13,000		100	07-20-2022	STRIP & REROOF	08-29-2018	JLF	5		01	Measure - No Entry
2015-118	05-06-2015	BP	Bldg Permit	16,000	08-29-2018	100		INSTALL A DORMER TO ADD H	04-12-2013	VGS			20	Field Review
188	09-30-2011	RM	Remodel	16,000		100		KITCHEN,280'	09-07-2002	KP		1	00	Measure & Listed
20010120	04-12-2001	NC	New Construct	4,500		100		UTILITY BUILDING						
2000115	04-19-2000	RM	Remodel	40,000		100		FGR/SP OVER						
1	04-19-2000	RM	Remodel	60,000	01-03-2001	100		FORMER/BAYS/STAIRS						
12963	10-05-1993	NC	New Construct	136,000	09-29-1995	100		2ST/SFM25X37ATT GAR						

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	38,563 SF	9.00	1.00000	5	1.00	0070	1.389		1.0000	12.50	482,000
Total Card Land Units					0.89 AC	Parcel Total Land Area					0.89	Total Land Value			482,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1252	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	3				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1252				

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

COST / MARKET VALUATION		
Net Other Adj		662,298
Replace Cost		24,360
Year Built		686,658
Effective Year Built		1994
Depreciation Code		2010
Remodel Rating		E
Year Remodeled		
Depreciation %	11	
Functional Obsol		
External Obsol		
Trend Factor	1.000	
Condition		
Condition %		
Percent Good	89	
Cns Sect Rcnld		611,100
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
SHD1	Shed	L	180	21.00	2000	A	70	C	1.00	2,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,303	1,303	1,303	205.68	268,004
BSM	Basement	0	1,252	250	41.07	51,421
DCK	Deck	0	594	59	20.43	12,135
FGR	Garage	0	484	194	82.44	39,902
FNS	Finished 90% Story	436	484	436	185.28	89,678
FOP	Open Porch	0	106	16	31.05	3,291
FUS	Finished Upper Story	962	962	962	205.68	197,867
Ttl Gross Liv / Lease Area		2,701	5,185	3,220		662,298

