

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT											
NAJARIAN DANIEL J				0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed								
155 TREMONT ST				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	738,900	738,900								
DUXBURY MA 02332						0	Heavy			RES LAND	1010	451,100	451,100								
SUPPLEMENTAL DATA										RESIDNTL	1010	44,900	44,900								
Alt Prcl ID						Cyclical 7															
Scnd Home						Exemption															
Tax Class T						W															
Tot Fin Area 2743						District															
Total Acres 1.028						Res Exem															
Chapter Lan																					
GIS ID F_869165_2831445						Assoc Pid#															
										Total		1,234,900	1,234,900								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
NAJARIAN DANIEL J				31352	0191	09-16-2005		U	I	610,000		1	Year	Code	Assessed	Year	Code	Assessed			
													2023	1010	561,900	2022	1010	514,100	2021	1010	456,300
														1010	484,100		1010	307,600		1010	296,800
														1010	32,600		1010	32,600		1010	29,800
													Total		1,078,600	Total		854,300	Total		782,900
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description		Amount		Code	Description	Number	Amount	Comm Int											
				Total		0.00															
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch				APPRAISED VALUE SUMMARY									
0060												Appraised Bldg. Value (Card) 738,900									
												Appraised Xf (B) Value (Bldg) 0									
												Appraised Ob (B) Value (Bldg) 44,900									
												Appraised Land Value (Bldg) 451,100									
												Special Land Value 0									
												Total Appraised Parcel Value 1,234,900									
												Valuation Method C									
												Total Appraised Parcel Value 1,234,900									
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						
2012-274	10-18-2012	AD	Addition	40,600	07-25-2013	100		24X32 DETACHED GAR WITH 2		10-01-2019	SJT	10		00	Measure & Listed						
8	07-06-2006	MS	Miscellaneous	0		100		10X12 SHED		07-25-2013	BH			01	Measure - No Entry						
568	12-15-2005	AD	Addition	120,000	07-25-2006	100		2ND LEVEL,KITC,COV P		04-12-2013	VGS			20	Field Review						
469	09-08-2003	RM	Remodel	16,000	10-14-2004	100		REBLD 9 X 29 ADITION		03-04-2013	AO	6	6	30	Quality Control						
										06-26-2007	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	40,000	SF 8.75	1.00000	5	1.00	0060	1.341			ES95	0.9500	11.15	445,900				
1	1010	Single Family	RC	Residual	0.110	AC 35,000.00	1.00000	5	1.00	0060	1.341				1.0000	1.09	5,200				
Total Card Land Units					1.03	AC	Parcel Total Land Area					1.03	Total Land Value				451,100				

VISION

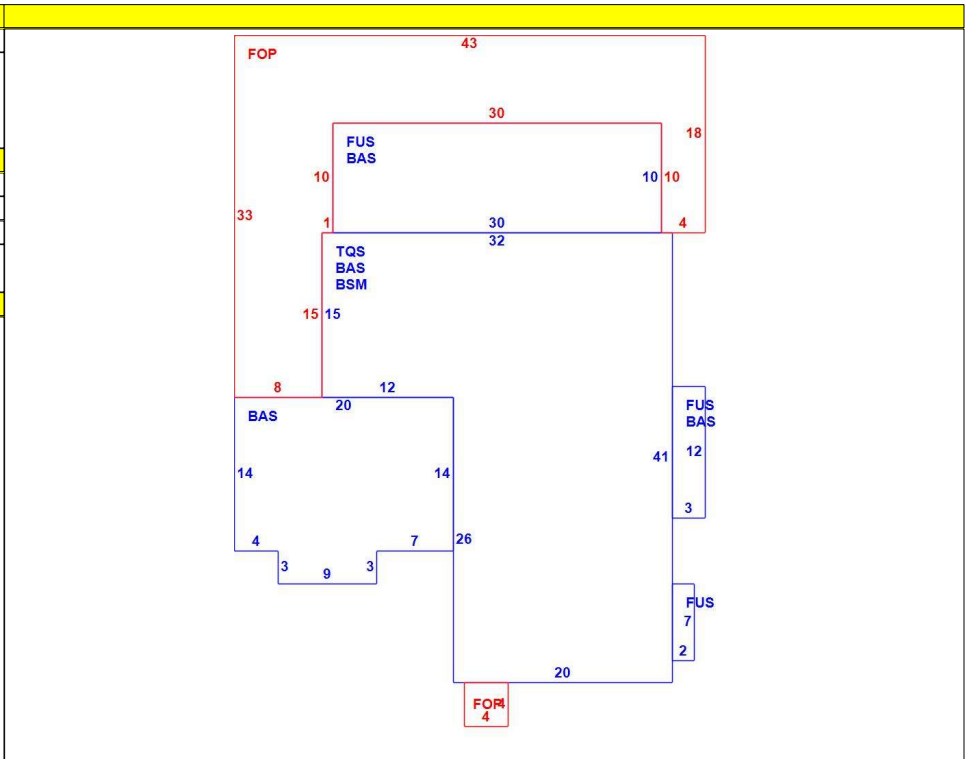
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DUXBURY, MA

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1000	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	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	09	Pine/Soft Wood			
Heat Fuel	03	Gas			
Heat Type	10	Hydro-Air			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	9				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	234				
FBM Quality	03	Average			
Foundation	05	Conc Block			
Bsmt Garage	0				
Bsmt Area	1000				

CONDO DATA				
Parcel Id		C	Owne	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				
COST / MARKET VALUATION				
Net Other Adj			857,537	
Replace Cost			43,605	
Year Built			1880	
Effective Year Built			2003	
Depreciation Code			E	
Remodel Rating				
Year Remodeled				
Depreciation %			18	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			82	
Cns Sect Rcnd			738,900	
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
PTO	Patio	L	50	15.00	1997	A	70	C	1.00	500
FGR2	Garage - 1 St	L	768	63.00	2013	A	70	C	1.00	33,900
SHD1	Shed	L	120	21.00	2005	A	70	C	1.00	1,800
GNR	GENERATOR	L	1	12400.00	2019	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,643	1,643	1,643	282.55	464,228
BSM	Basement	0	1,000	200	56.51	56,510
FOP	Open Porch	0	610	92	42.61	25,995
FUS	Finished Upper Story	350	350	350	282.55	98,892
TQS	Three Quarter Story	750	1,000	750	211.91	211,912
Ttl Gross Liv / Lease Area		2,743	4,603	3,035		857,537

