

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
PIEKARSKI JOSHUA			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	
PIEKARSKIE CAITLIN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	575,400	575,400	
20 OLD MILL LN		SUPPLEMENTAL DATA			RES LAND	1010	468,200	468,200		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2449 Total Acres 1.048 Chapter Lan GIS ID F_870225_2831503			Cyclical 7 Exemption W District Res Exem Assoc Pid#		Total		1,043,600	1,043,600

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
PIEKARSKI JOSHUA		53310 29	08-25-2020	Q	I	827,000	00	Year	Code	Assessed	Year	Code	Assessed
MATERA WILLIAM		47006 0040	06-02-2016	U	I	542,000	1	2023	1010	436,700	2022	1010	399,200
BLANCHARD EUGENE V & JANE T		14465 0234	06-26-1996	Q	I	272,000	00		1010	457,500	2021	1010	386,000
		Total						894,200		Total		785,200	
										Total		646,700	

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
0070			Batch

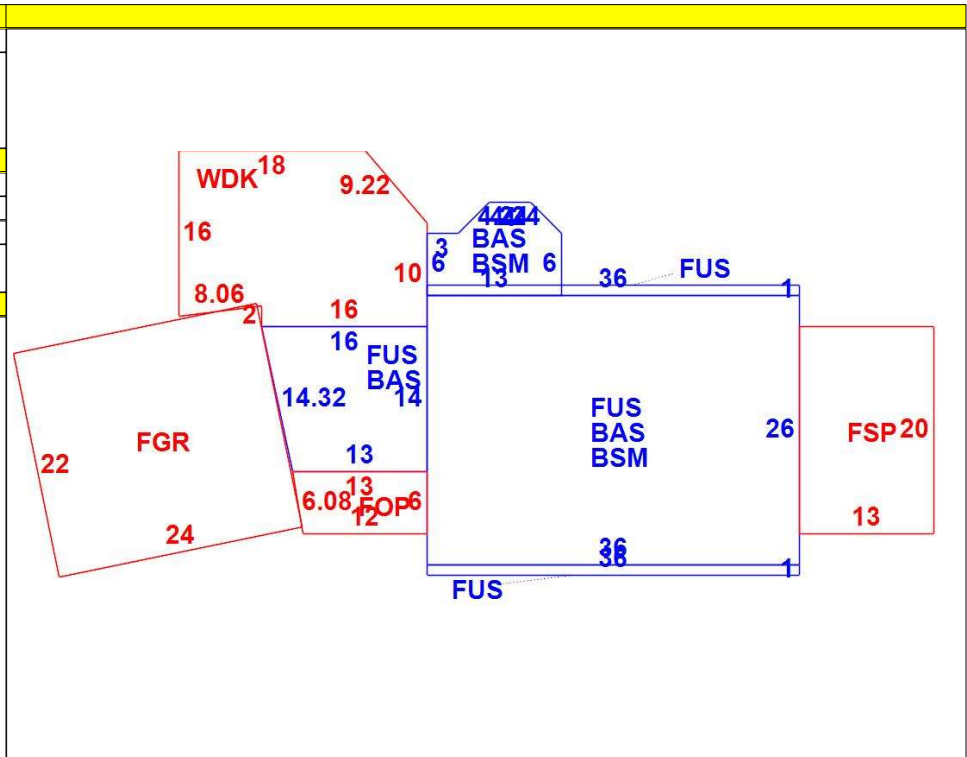
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	575,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	468,200
Special Land Value	0
Total Appraised Parcel Value	1,043,600
Valuation Method	C
Total Appraised Parcel Value	1,043,600

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-23-12	05-22-2023	MN	Maintenance	12,000		100	05-22-2023	REPLACE 20 WINDOWS	04-27-2021	SJD	9	1	07	Measure - Info @ Door
BPO-21-358	08-09-2021	MN	Maintenance	2,318		100	08-09-2021	Weatherization & air sealing.	12-21-2016	SJD	5	1	06	Inspection Only
2016-195	06-08-2016	RM	Remodel	30,000	12-21-2016	100		REMODEL KITCHEN AND MUD	12-13-2016	SJD	9		01	Measure - No Entry
298	06-22-2004	AD	Addition	20,000	01-10-2005	100		1 STRY ADD & REBLD D	04-12-2013	VGS			20	Field Review
12468	07-28-1992	AD	Addition	8,000	01-01-1993	100		3 SEASON PORCH	01-10-2005	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	40,000 SF	8.75	1.00000	5	1.00	0070	1.389		HT95	0.9500	11.55	461,900
1	1010	Single Family	RC	Residual	0.130 AC	35,000.00	1.00000	5	1.00	0070	1.389			1.0000	1.11	6,300
Total Card Land Units					1.05 AC	Parcel Total Land Area					1.05	Total Land Value			468,200	

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1035	
Model	01	Residential	Bsmt Type	03	
Grade	07	Very Good	Unfin Area	0.00	Partial
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
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	Net Other Adj		680,457
Interior Floor 2			Replace Cost		29,920
Heat Fuel	03	Gas	Year Built		710,376
Heat Type	05	Hot Water	Effective Year Built		1966
AC Type	06	Partial	Depreciation Code		2002
Bedrooms	4		Remodel Rating		VG
Full Baths	2		Depreciation %		19
Half Baths	1		Functional Obsol		
Extra Fixtures	4		External Obsol		
Total Rooms	8		Trend Factor		1.000
Bath Style	03	Modern	Condition		
Kitchen Style	03	Modern	Condition %		
Extra Kitchens	0		Percent Good		81
Fireplaces	1		Cns Sect Rcnd		575,400
Extra Openings	0		Dep % Ovr		
Gas Fireplaces	0		Dep Ovr Comment		
Sq Ft Fin Bsmt	0		Misc Imp Ovr		
FBM Quality			Misc Imp Ovr Comment		
Foundation	06	Poured Conc	Cost to Cure Ovr		
Bsmt Garage	0		Cost to Cure Ovr Comment		
Bsmt Area	1035				



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	1,238	1,238	1,238	229.26	283,829
BSM	Basement	0	1,035	207	45.85	47,458
FGR	Garage	0	528	211	91.62	48,375
FOP	Open Porch	0	75	11	33.63	2,522
FSP	Screened Porch	0	260	52	45.85	11,922
FUS	Finished Upper Story	1,211	1,211	1,211	229.26	277,639
WDK	Deck	0	375	38	23.23	8,712
Ttl Gross Liv / Lease Area		2,449	4,722	2,968		680,457

