

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
HAMEL ANDREA K & HAMEL MARTH MLH REALTY TRUST 29 PILGRIM RD			0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed
			0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	573,200	573,200
DUXBURY MA 02332			SUPPLEMENTAL DATA				RES LAND			1010	524,000	524,000
			Alt Prcl ID	Cyclical 7								
			Scnd Home	Exemption								
			Tax Class T	W								
			Tot Fin Area 1872	District								
			Total Acres .34	Res Exem								
			Chapter Lan									
			GIS ID F_872040_2831425	Assoc Pid#								
										Total	1,097,200	1,097,200

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
HAMEL ANDREA K & HAMEL MARTHA L	49397 0130	01-11-2018	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
TAYLOR BRIAN M & TAYLOR ANDREA K	41197 0266	04-05-2012	U	V	175,000	1P	2023	1010	433,800	2022	1010	362,900	2021	1010	329,900
HOOKE GENEVIEVE	3519 0412	11-13-2004	U	I	0	1A		1010	410,600		1010	366,700		1010	270,900
							Total	844,400		Total	729,600		Total	600,800	

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
0040			Batch

NOTES	
Ref Pids: 4867/4865/4890	

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	573,200
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	524,000
Special Land Value	0
Total Appraised Parcel Value	1,097,200
Valuation Method	C
Total Appraised Parcel Value	1,097,200

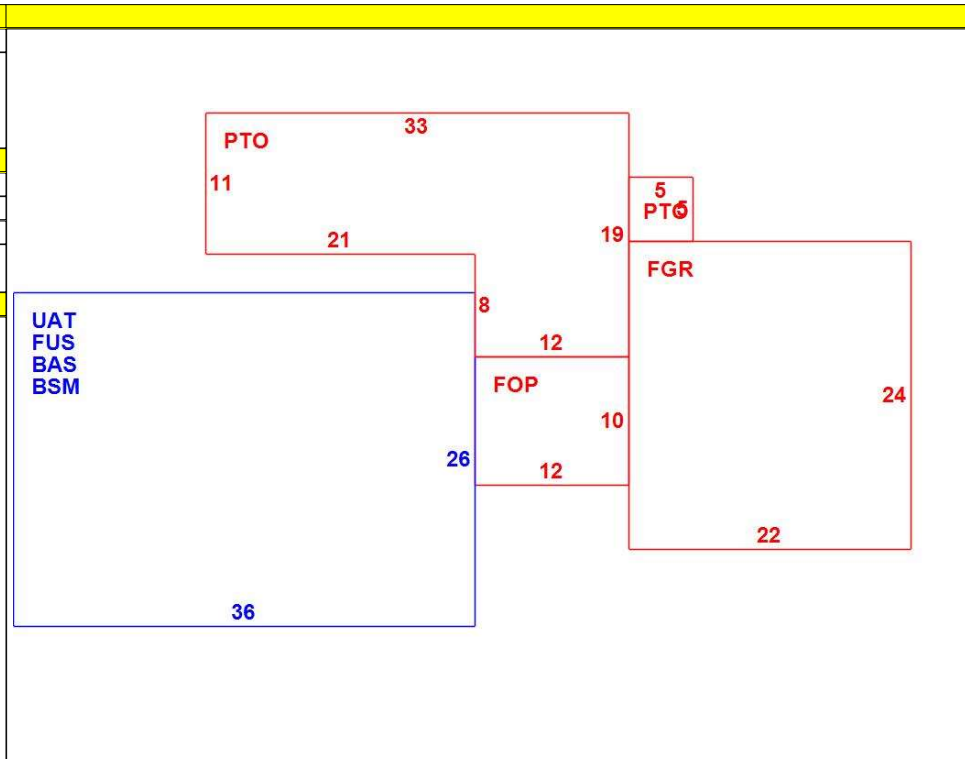
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
181	09-23-2011	NC	New Construct	325,000	10-08-2013	100		1ST1635'2ND240',516' AMEND		07-19-2022	SJD	3		30	Quality Control
176	09-25-2009	DM	Demolish	11,000	06-08-2010	100		EXISTING DWELLING		09-10-2019	SJT	10		00	Measure & Listed
										10-08-2013	JLF	5	1	00	Measure & Listed
										06-28-2012	KP	5		20	Field Review
										06-08-2010	KP		4	01	Measure - No Entry

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	14,810 SF	19.44	1.00000	5	1.00	0040	1.820		1.0000	35.38	524,000	
Total Card Land Units					0.34 AC	Parcel Total Land Area					0.34	Total Land Value				524,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	936	
Model	01	Residential	Bsmt Type	04	Full
Grade	07	Very Good	Unfin Area		
Stories	2				
Occupancy	1				
Exterior Wall 1	25	Vinyl Siding			
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	20	Laminate Wood			
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens					
Fireplaces					
Extra Openings					
Gas Fireplaces					
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage					
Bsmt Area	936				

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

COST / MARKET VALUATION		
Net Other Adj		608,568
Replace Cost		21,280
Year Built		629,847
Effective Year Built		2012
Depreciation Code		2012
Remodel Rating		A
Year Remodeled		
Depreciation %	9	
Functional Obsol		
External Obsol		
Trend Factor	1.000	
Condition		
Condition %		
Percent Good	91	
Cns Sect Rcnld	573,200	
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	936	936	936	248.19	232,308
BSM	Basement	0	936	187	49.59	46,412
FGR	Garage	0	528	211	99.18	52,369
FOP	Open Porch	0	120	18	37.23	4,467
FUS	Finished Upper Story	936	936	936	248.19	232,308
PTO	Patio	0	484	24	12.31	5,957
UAT	Unfinished Attic	0	936	140	37.12	34,747
Ttl Gross Liv / Lease Area		1,872	4,876	2,452		608,568

