

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CAREY NORMAN			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
CAREY SUSANNE			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	150,500	150,500	
354 MAIN ST				0 Light		RES LAND	1010	527,200	527,200	
WINCHESTER MA 01890		<b>SUPPLEMENTAL DATA</b>				RESIDNTL	1010	1,400	1,400	
Alt Prcl ID		Scnd Home 500508			Cyclical 7		Total		679,100	679,100
Tax Class T		Tot Fin Area 1330			Exemption W					
Total Acres .35		Chapter Lan			District Res Exem					
GIS ID F_872400_2831686		Assoc Pid#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CAREY NORMAN		18007 0145	11-01-1999	Q	I	184,000	00	Year	Code	Assessed	Year	Code	Assessed
CAREY DAVID M & PATRICIA		3779 0131	05-22-1972	U	I	0	1	2023	1010	153,400	2022	1010	133,300
									1010	413,300		1010	369,600
									1010	900		1010	900
								Total		567,600	Total		503,800
									Total		Total		404,600

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

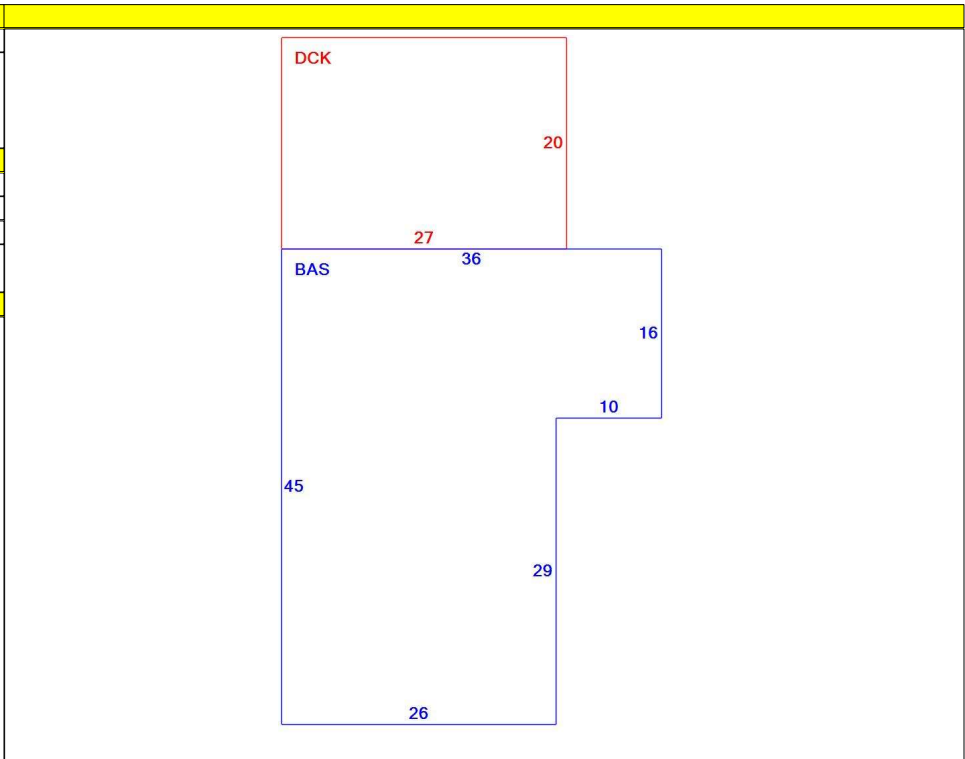
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0040				

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			150,500
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			1,400
Appraised Land Value (Bldg)			527,200
Special Land Value			0
Total Appraised Parcel Value			679,100
Valuation Method			C
Total Appraised Parcel Value			679,100

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
101	03-26-2002	AD	Addition	16,000	04-19-2003	100		DEM DK/REPL W 20x27	08-09-2023	SJD	6		20	Field Review
120000065	03-14-2000	RM	Remodel	2,500		100		15' STRUCTRIDGE	11-07-2018	JLF	0	1	00	Measure & Listed
									04-12-2013	VGS			20	Field Review
									04-26-2008	BSB			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	15,246 SF	19.00	1.00000	5	1.00	0040	1.820		1.0000	34.58	527,200
Total Card Land Units					0.35 AC	Parcel Total Land Area					0.35	Total Land Value			527,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	0	
Model	01	Residential	Bsmt Type	06	
Grade	03	Average	Unfin Area	0.00	None
Stories	1				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			200,375
Interior Floor 2			Net Other Adj		5,800
Heat Fuel	01	Wood/Coal/None	Replace Cost		206,176
Heat Type	11	Other	Year Built		1945
AC Type	01	None	Effective Year Built		1994
Bedrooms	3		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		27
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		73
Gas Fireplaces	0		Cns Sect Rcnld		150,500
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	01	Posts Piers	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	0		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	96	21.00	1988	A	70	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,330	1,330	1,330	144.78	192,557	
DCK	Deck	0	540	54	14.48	7,818	
Ttl Gross Liv / Lease Area		1,330	1,870	1,384		200,375	

