

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
DUXBURY BUILDERS LLC  600 UNION ST  DUXBURY MA 02332		0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	397,200	397,200
				0	Medium			RES LAND	1010	351,100	351,100
<b>SUPPLEMENTAL DATA</b>											
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2784 Total Acres .948 Chapter Lan GIS ID F_856797_2854521				Cyclical 1 Exemption W District Res Exem Assoc Pid#				RESIDNTL	1010	41,100	10,500
								Total		789,400	758,800

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DUXBURY BUILDERS LLC		45435 0257	04-15-2015	U	I	175,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
KERN BERNADETTE		40269 0022	08-30-2011	U	I	1	1F	2023	1010	394,300	2022	1010	354,200	2021	1010	345,900
									1010	365,100		1010	300,900		1010	252,000
									1010	7,600		1010	7,600		1010	7,600
								Total		767,000	Total		662,700	Total		605,500

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						APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch		Appraised Bldg. Value (Card)	397,200				
0050						Appraised Xf (B) Value (Bldg)	0				
						Appraised Ob (B) Value (Bldg)	41,100				
						Appraised Land Value (Bldg)	351,100				
						Special Land Value	0				
						Total Appraised Parcel Value	789,400				
						Valuation Method	C				
						Total Appraised Parcel Value	789,400				

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	
2016-74	03-16-2016	MS	Miscellaneous	30,680		100		INSTALL A ROOFTOP MOUNTE REMODEL/EXISTING DWELLIN		05-12-2016	JLF	5		01	Measure - No Entry	
2015-253	08-19-2015	RM	Remodel	51,000	05-12-2016	100				04-12-2013	VGS			20	Field Review	
											10-11-2012	KP	6		30	Quality Control
											10-17-2007	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	40,000	SF 8.75	1.00000	5	1.00	0050	1.000			1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.030	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.1000	0.84	1,100
					Total Card Land Units	0.95	AC	Parcel Total Land Area				0.95	Total Land Value			351,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1176	
Model	01	Residential	Bsmt Type	00	
Grade	04	Above Ave	Unfin Area	0.00	N/A
Stories	2.5		<b>CONDO DATA</b>		
Occupancy	2		Parcel Id		C
Exterior Wall 1	25	Vinyl Siding			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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			445,048
Interior Floor 2			Net Other Adj		11,500
Heat Fuel	02	Oil	Replace Cost		456,549
Heat Type	05	Hot Water	Year Built		1780
AC Type	01	None	Effective Year Built		2008
Bedrooms	5		Depreciation Code		R
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		13
Total Rooms	9		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		87
Gas Fireplaces	0		Cns Sect Rcnd		397,200
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	03	Stone	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1176		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
BRN1	Barn - 1 Story	L	771	39.00	1980	P	35	C	1.00	10,500
SLR	Solar Panels	L	24	1050.00	2015	G	85	C	1.00	30,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,176	1,176	1,176	146.06	171,768
BSM	Basement	0	1,176	235	29.19	34,324
DCK	Deck	0	25	3	17.53	438
FHS	Finished Half Story	432	864	432	73.03	63,099
FOP	Open Porch	0	154	23	21.81	3,359
FUS	Finished Upper Story	1,176	1,176	1,176	146.06	171,768
PTO	Patio	0	42	2	6.96	292
Ttl Gross Liv / Lease Area		2,784	4,613	3,047		445,048

