

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
VOSE DAVID W TT			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed
VOSE MARGARET H TT			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	692,700	692,700
39 ONION HILL RD		<b>SUPPLEMENTAL DATA</b>			0 Light	RES LAND	1010	527,000	527,000
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2817 Total Acres .92 Chapter Lan GIS ID F_878084_2844699			Cyclical 5 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	2,400	2,400
							Total	1,222,100	1,222,100

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
VOSE DAVID W TT		57348 130	10-21-2022	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed
VOSE DAVID W		45693 0132	06-22-2015	Q	I	862,500	00	2023	1010	528,100	2022	1010	483,600
BOBSEINE MARK J & KEIR ELLEN PRIO		15702 0156	12-04-1997	Q	I	395,000	00		1010	626,900		1010	483,300
MCCLUSKEY ROBERT A		10599 0118	12-15-1991	Q	I	325,000	00		1010	1,600		1010	1,600
							Total	1,156,600	Total	968,500	Total	820,000	

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

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)	692,700		
Appraised Xf (B) Value (Bldg)	0		
Appraised Ob (B) Value (Bldg)	2,400		
Appraised Land Value (Bldg)	527,000		
Special Land Value	0		
Total Appraised Parcel Value	1,222,100		
Valuation Method	C		
Total Appraised Parcel Value	1,222,100		

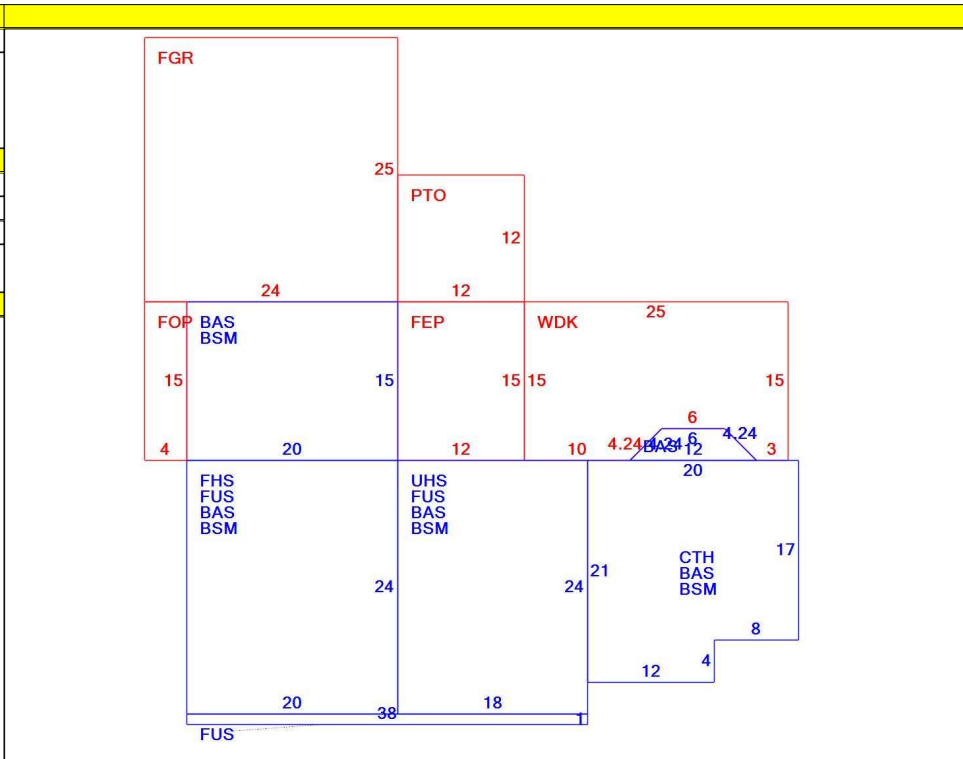
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			

NOTES													

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
20000470	12-01-2000	AD	Addition	24,000	01-29-2002	100		ONE STY +DECK		10-19-2016	SJD	9	1	00	Measure & Listed
14764	12-11-1997	RM	Remodel	10,000	05-18-1998	100		18X22 ATTIC TO BDRM		05-17-2016	SJD	9	1	01	Measure - No Entry
										04-12-2013	VGS			20	Field Review

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	40,075 SF	8.75	1.00000	5	1.00	0080	1.503		1.0000	13.15	527,000
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			527,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1600	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2.5				
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		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		787,750
Interior Floor 2			Replace Cost		46,800
Heat Fuel	03	Gas	Year Built		1978
Heat Type	05	Hot Water	Effective Year Built		2004
AC Type	01	None	Depreciation Code		VG
Bedrooms	5		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		17
Extra Fixtures	0		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		83
Extra Openings	0		Cns Sect Rcnd		692,700
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	550		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1600		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	160	21.00	2010	A	70	C	1.00	2,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,627	1,627	1,627	213.89	347,996
BSM	Basement	0	1,600	320	42.78	68,444
CTH	Cathedral Ceiling	0	388	39	21.50	8,342
FEP	Finished Enclosed Porch	0	180	108	128.33	23,100
FGR	Garage	0	600	240	85.56	51,333
FHS	Finished Half Story	240	480	240	106.94	51,333
FOP	Open Porch	0	60	9	32.08	1,925
FUS	Finished Upper Story	950	950	950	213.89	203,194
PTO	Patio	0	144	7	10.40	1,497
UHS	Unfinished Half Story	0	432	108	53.47	23,100
Ttl Gross Liv / Lease Area		2,817	6,809	3,683		787,750



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DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>				RESIDNTL	1010	2,400	2,400							
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Scnd Home		Exemption														
Tax Class T		W														
Tot Fin Area 2817		District														
Total Acres .92		Res Exem														
Chapter Lan																
GIS ID F_878084_2844699		Assoc Pid#														
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									1010	1,600		1010	1,600			
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		Total														
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								Appraised Land Value (Bldg)				527,000				
								Special Land Value				0				
								Total Appraised Parcel Value				1,222,100				
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Foundation	06	Poured Conc				Cost to Cure Ovr					
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<b>BUILDING SUB-AREA SUMMARY SECTION</b>											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
WDK	Deck	0	348	35	21.51	7,486					
Ttl Gross Liv / Lease Area											