

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ODONNELL JOSEPH J			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
143 POWDER POINT AVE			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,046,400	1,046,400
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			0 Medium	RES LAND	1010	1,392,300	1,392,300
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4352 Total Acres .63 Chapter Lan GIS ID F_883146_2843579			Cyclical Exemption W District Res Exem Assoc Pid#				
						Total		2,438,700	2,438,700

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ODONNELL JOSEPH J		47312 0255	08-12-2016	Q	I	1,175,000	00	Year	Code	Assessed	Year	Code	Assessed
SHIELDS JOHN M & SHIELDS KATHLEE		14515 0023	07-16-1996	Q	I	445,000	00	2023	1010	786,500	2022	1010	659,600
SCHENK JOSEPH A		13813 0041	09-06-1995	Q	I	475,000	00		1010	1,283,100	2021	1010	597,900
						Total		2,069,600		Total		1,502,000	
										Total		1,365,200	

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

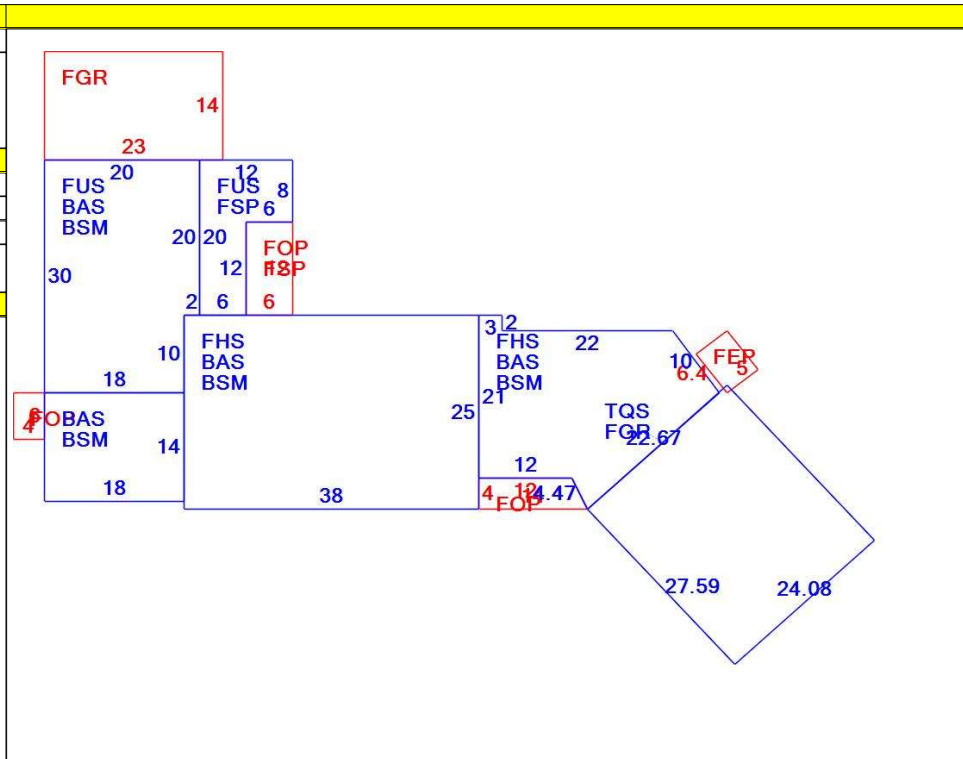
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,046,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	1,392,300
Special Land Value	0
Total Appraised Parcel Value	2,438,700
Valuation Method	C
Total Appraised Parcel Value	2,438,700

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0130			

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
113	04-24-2008	RM	Remodel	5,000		100		2ND FLR BATHROOM		06-15-2017	SJD	9		01	Measure - No Entry
232	06-28-2006	RM	Remodel	12,000		100		14X18 P TO 3 SEASON		04-12-2013	VGS			20	Field Review
41	05-02-2006	MS	Miscellaneous	5,500		100		RE-ROOF 17 SQUARES		09-18-2008	KP		1	00	Measure & Listed
14808	02-12-1998	AD	Addition	90,000	12-08-1998	100		24X28 GAR W/FLOOR							

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	27,443 SF	11.91	1.00000	5	1.00	0130	4.259		1.0000	50.73	1,392,300	
Total Card Land Units					0.63 AC	Parcel Total Land Area					0.63	Total Land Value				1,392,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	2297	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	0.00	Full
Stories	1.75		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id	C	Owne
Exterior Wall 1	11	Clapboard		B	S
Exterior Wall 2			Adjust Type	Code	Description
Roof Structure	02	Shed	Condo Flr		Factor%
Roof Cover	03	Asphalt	Condo Unit		
Interior Wall 1	05	Drywall	<b>COST / MARKET VALUATION</b>		
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2			Net Other Adj		1,293,305
Heat Fuel	03	Gas	Replace Cost		1,376,907
Heat Type	04	Forced Air-Duc	Year Built		1922
AC Type	03	Central	Effective Year Built		1997
Bedrooms	4		Depreciation Code		VG
Full Baths	3		Remodel Rating		
Half Baths	2		Year Remodeled		
Extra Fixtures	2		Depreciation %		24
Total Rooms	9		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	1		Percent Good		76
Gas Fireplaces	0		Cns Sect Rcnd		1,046,400
Sq Ft Fin Bsmt	700		Dep % Ovr		
FBM Quality	04	Above Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	2297		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	2,298	2,298	2,298	247.76	569,352
BSM	Basement	0	2,298	460	49.60	113,970
FEP	Finished Enclosed Porch	0	32	19	147.11	4,707
FGR	Garage	0	986	394	99.00	97,617
FHS	Finished Half Story	733	1,466	733	123.88	181,608
FOP	Open Porch	0	148	22	36.83	5,451
FSP	Screened Porch	0	240	48	49.55	11,892
FUS	Finished Upper Story	748	748	748	247.76	185,324
TQS	Three Quarter Story	498	664	498	185.82	123,384
Ttl Gross Liv / Lease Area		4,277	8,880	5,220		1,293,305

