

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ANTAYA JOHN S			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
ANTAYA JENNIFER L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	515,300	515,300
52 PETERSON RD				0 Medium		RES LAND	1010	1,456,300	1,456,300
SUPPLEMENTAL DATA						RESIDNTL	1010	1,500	1,500
DUXBURY MA 02332	Alt Prcl ID	Cyclical Exemption W			8				
	Scnd Home	District Res Exem							
	Tax Class T	Assoc Pid#							
	Tot Fin Area 4041								
	Total Acres .83								
	Chapter Lan								
	GIS ID F_884668_2842857								
						Total		1,973,100	1,973,100

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
ANTAYA JOHN S	20152	0209	07-09-2001	Q	I	741,850	00	Year	Code	Assessed	Year	Code	Assessed		
MCCARTY THERESE H	19371	0161	02-14-2001	U	I	50	1A	2023	1010	471,300	2022	1010	423,800		
									1010	1,343,600		1010	885,900		
									1010	500		1010	500		
								Total		1,815,400	Total		1,310,200	Total	1,234,200

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)	515,300		
Appraised Xf (B) Value (Bldg)	0		
Appraised Ob (B) Value (Bldg)	1,500		
Appraised Land Value (Bldg)	1,456,300		
Special Land Value	0		
Total Appraised Parcel Value	1,973,100		
Valuation Method	C		
Total Appraised Parcel Value	1,973,100		

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0130				

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
233	12-01-2009	AD	Addition	224,000	05-27-2010	100		2 STY1ST 978'2ND926'		05-30-2023	SJD	10	1	01	Measure - No Entry
539	11-02-2004	AD	Addition	22,000	09-21-2005	100		6X16 ADD REM KITCH		04-12-2013	VGS			20	Field Review
										05-27-2010	KP		1	00	Measure & Listed

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	36,155 SF	9.46	1.00000	5	1.00	0130	4.259			1.0000	40.28 1,456,300	
Total Card Land Units					0.83 AC	Parcel Total Land Area					0.83	Total Land Value				1,456,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	1569	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	3				
Half Baths	0				
Extra Fixtures	3				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1569				

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

COST / MARKET VALUATION	
Net Other Adj	706,706
Replace Cost	29,440
Year Built	736,146
Effective Year Built	1955
Depreciation Code	1991
Remodel Rating	A
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	70
Cns Sect Rcnld	515,300
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
SHD1	Shed	L	100	21.00	2010	A	70	C	1.00	1,500

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,249	2,249	2,249	156.98	353,039
BSM	Basement	0	1,048	210	31.46	32,965
DCK	Deck	0	96	10	16.35	1,570
FGR	Garage	0	740	296	62.79	46,465
FUS	Finished Upper Story	1,701	1,701	1,701	156.98	267,016
PTO	Patio	0	724	36	7.81	5,651
Ttl Gross Liv / Lease Area		3,950	6,558	4,502		706,706

