

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
HENNING ANNE F & FRED L, RODDY ANNE F HENNING 1996 REV TR & FR ATT: G M RODDY JR/LORING WOLC 230 CONGRESS ST 12TH FL BOSTON MA 02110		0	Water	0	Two-Way	0	Very Good	Description	Code	Appraised	Assessed
		0	Septic	0	Paved	0	Average	RESIDNTL	1010	1,484,600	1,484,600
		SUPPLEMENTAL DATA		Cyclical Exemption W		8		RES LAND	1010	1,496,100	1,496,100
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4988 Total Acres .9545 Chapter Lan GIS ID F_885488_2842407		District Res Exem				RESIDNTL	1010	106,600	106,600
								Total		3,087,300	3,087,300

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
HENNING ANNE F & FRED L, RODDY GI		55997 326	11-10-2021	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed		
HENNING ANNE F & FRED L TT		28904 202	08-20-2004	U	I	10	1A	2023	1010	1,144,200	2022	1010	1,045,300		
									1010	1,379,100		1010	902,400		
									1010	68,400		1010	68,400		
								Total		2,591,700	Total		2,016,100	Total	1,854,200

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0130				

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			1,484,600
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			106,600
Appraised Land Value (Bldg)			1,496,100
Special Land Value			0
Total Appraised Parcel Value			3,087,300
Valuation Method			C
Total Appraised Parcel Value			3,087,300

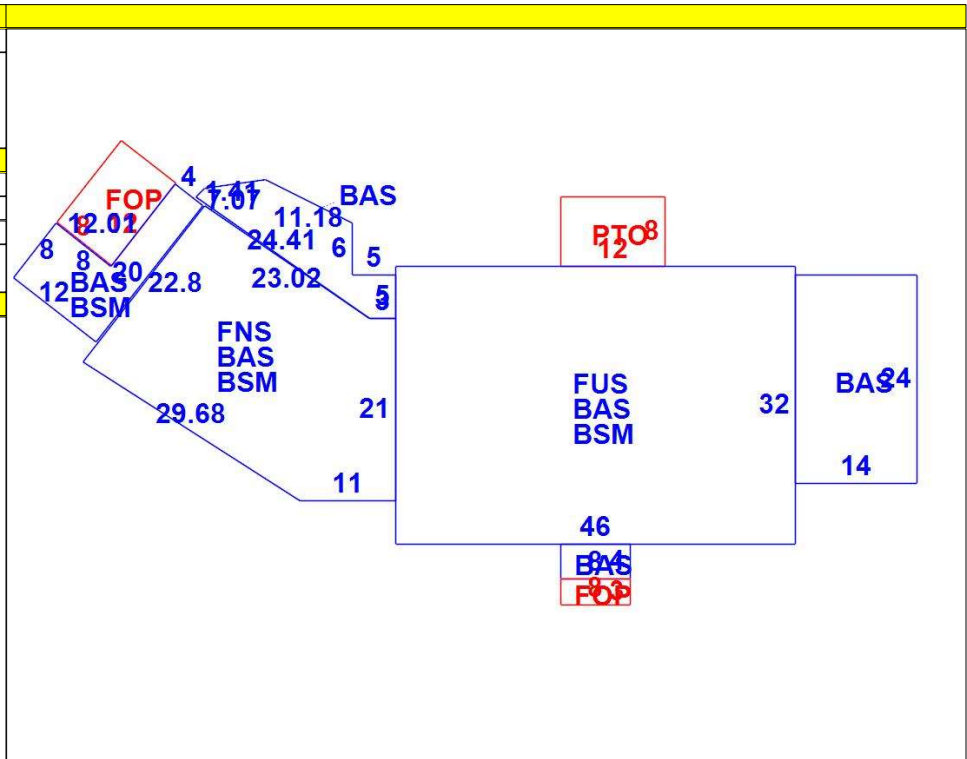
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
2016-242	07-21-2016	MS	Miscellaneous	11,524		100		REPLACE 104' OF 6 FT STOCK	06-01-2023	SJD	10		01	Measure - No Entry
89	03-19-2004	AD	Addition	25,000		100		6X24 ADD/2 BAY WNDWS	04-12-2013	VGS			20	Field Review
20000415	10-16-2000	MN	Maintenance	25,000		100		STRIP AND REROOF	09-17-2012	KP	6		30	Quality Control
15216	11-18-1998	RM	Remodel	4,000		100		ERECT A TENT	10-03-2005	KP		1	00	Measure & Listed
13132	04-04-1994	RM	Remodel	125,000	10-03-1995	100		FIRE DAMAGE DWELLING						
93100	12-15-1993	DM	Demolish	2,000	10-03-1995	100		FIRE REPAIR CLEANUP						

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	0130	4.259			1.0001	37.27	1,490,700	
1	1010	Single Family	RC	Residual	0.036 AC	35,000.00	1.00000	5	1.00	0130	4.259			1.0000	3.42	5,400	
Total Card Land Units					0.95 AC	Parcel Total Land Area					0.95	Total Land Value					1,496,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2352	
Model	01	Residential	Bsmt Type	04	
Grade	12	Prime +	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	04	Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	5				
Full Baths	4				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	3				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	2352				

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

COST / MARKET VALUATION	
Net Other Adj	1,741,704
Replace Cost	68,750
Year Built	1,810,453
Effective Year Built	1925
Depreciation Code	2003
Remodel Rating	E
Year Remodeled	
Depreciation %	18
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	82
Cns Sect Rcnd	1,484,600
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
FGR1	Garage - 1 Sto	L	651	52.00	1980	A	70	B	1.50	35,500
SPL2	Ing Pool-Good	L	648	89.00	1990	A	70	C	1.00	40,400
BTH	Cabana	L	276	106.00	1990	A	70	B	1.50	30,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,863	2,863	2,863	317.25	908,287
BSM	Basement	0	2,352	470	63.40	149,108
FNS	Finished 90% Story	662	736	662	285.35	210,020
FOP	Open Porch	0	120	18	47.59	5,711
FUS	Finished Upper Story	1,472	1,472	1,472	317.25	466,992
PTO	Patio	0	96	5	16.52	1,586
Ttl Gross Liv / Lease Area		4,997	7,639	5,490		1,741,704

