

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
LEITZES STANLEY M & JOAN E TT JEL REALTY TRUST PO BOX 296  DUXBURY MA 02331		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	609,400	609,400	
				0	Medium	0	Bay Ft	RES LAND	1010	4,503,000	4,503,000	
<b>SUPPLEMENTAL DATA</b>												
Alt Prcl ID				Cyclical		8		RESIDNTL		1010	110,000	110,000
Scnd Home				Exemption		W		RESIDNTL		1010	110,000	110,000
Tax Class T				District		Res Exem		RESIDNTL		1010	110,000	110,000
Tot Fin Area 4067				Assoc Pid#				RESIDNTL		1010	110,000	110,000
Total Acres 1.188								RESIDNTL		1010	110,000	110,000
Chapter Lan								RESIDNTL		1010	110,000	110,000
GIS ID F_883828_2842451								RESIDNTL		1010	110,000	110,000
									Total	5,222,400	5,222,400	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
LEITZES STANLEY M & JOAN E TT THOMPSON DEBORAH H TT THOMPSON DEBORAH H		46259	0285	11-10-2015	Q	I	2,800,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		39029	0148	09-27-2010	U	I	1	1A	2023	1010	605,200	2022	1010	547,000	2021	1010	501,800
		36362	0069	09-16-2008	U	I	1	1F		1010	4,150,700		1010	3,842,100		1010	3,362,400
										1010	84,400		1010	84,400		1010	80,200
									Total	4,840,300	Total	4,473,500	Total	3,944,400			

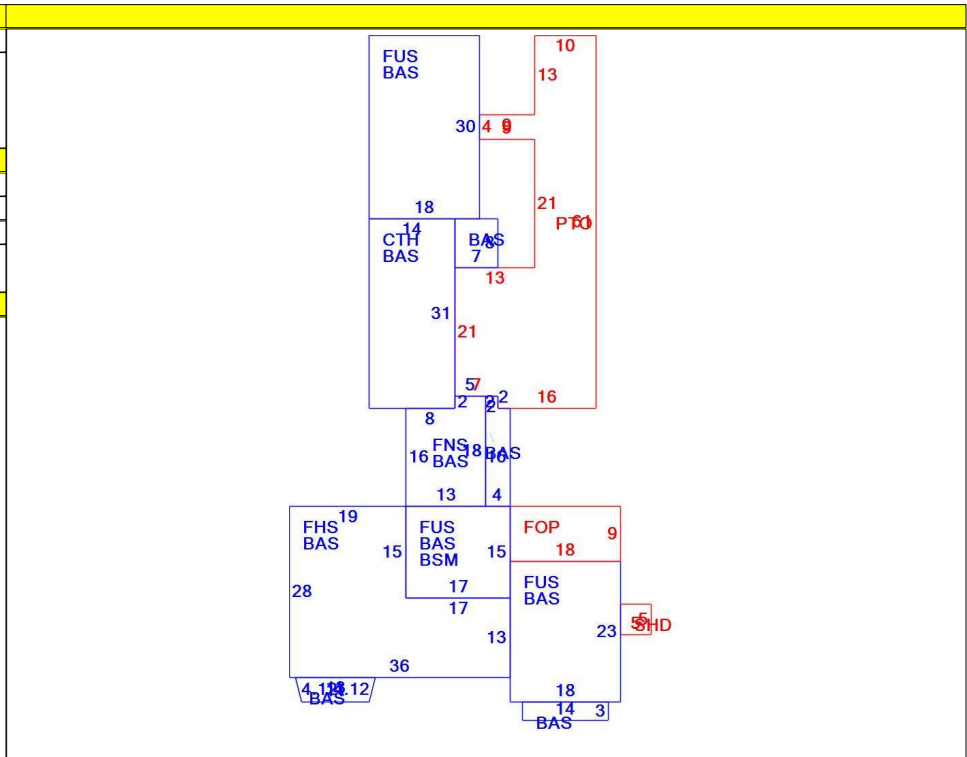
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
			Total	0.00														

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY												
Nbhd	Nbhd Name	B	Tracing	Batch												
0130																
NOTES										VISIT / CHANGE HISTORY						
NON WORKING FIREPLACES TOTAL 3										Date	Id	Type	Is	Cd	Purpose/Result	
										12-17-2015	SJD	9	1	00	Measure & Listed	
										04-12-2013	VGS			20	Field Review	
										12-07-2009	KP		1	00	Measure & Listed	
										Appraised Bldg. Value (Card) 609,400						
										Appraised Xf (B) Value (Bldg) 0						
										Appraised Ob (B) Value (Bldg) 110,000						
										Appraised Land Value (Bldg) 4,503,000						
										Special Land Value 0						
										Total Appraised Parcel Value 5,222,400						
										Valuation Method C						
										Total Appraised Parcel Value 5,222,400						

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	
2015-28	12-28-2015	MS	Miscellaneous	13,500		100		CONSTRUCT AN 8 X 10 UTILIT	12-17-2015	SJD	9	1	00	Measure & Listed	
133	07-27-2009	NC	New Construct	145,200	12-07-2009	100		475'FMRM,435'MB172P OP AS	04-12-2013	VGS			20	Field Review	
123	07-14-2009	NC	New Construct	6,150		100		660'FOUNDA,9.5X18CP	12-07-2009	KP		1	00	Measure & Listed	
122	07-14-2009	DM	Demolish	11,000		100		13X20 3 SEASON RM							
50	02-25-2005	MN	Maintenance	5,000		100		REFURBISH FLOOR							
11303	07-06-1989	MN	Maintenance	10,000		100		REPLACE WINDOWS							

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	LOCATED NEXT TO RESIDEN	W300	3.0000	111.80	4,472,100
1	1010	Single Family	RC	Residual	0.203	AC	35,000.00	1.00000	5	1.00	0130	4.259			1.0000	3.42	30,300
1	1010	Single Family	WP	Undevelop	0.070	AC	2,000.00	1.00000	0	1.00	0130	4.259			1.0000	0.20	600
Total Card Land Units					1.19	AC	Parcel Total Land Area					1.19	Total Land Value				4,503,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	255	
Model	01	Residential	Bsmt Type	03	
Grade	06	Good	Unfin Area	0.00	Partial
Stories	2				
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	03	Plaster	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	09	Pine/Soft Wood			791,280
Interior Floor 2			Net Other Adj		66,990
Heat Fuel	03	Gas	Replace Cost		858,271
Heat Type	05	Hot Water	Year Built		1810
AC Type	01	None	Effective Year Built		1992
Bedrooms	6		Depreciation Code		G
Full Baths	6		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	3		Depreciation %		29
Total Rooms	15		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	2		Condition		
Fireplaces	2		Condition %		
Extra Openings	2		Percent Good		71
Gas Fireplaces	1		Cns Sect Rcnd		609,400
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	255		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	858	52.00	1985	A	70	C	1.00	31,200
DCK	Dock	L	822	45.00	1980	G	85	A	2.00	62,900
SHD1	Shed	L	100	21.00	1980	A	70	C	1.00	1,500
GNR	GENERATOR	L	1	12400.00	2010	A	70	B	1.50	13,000
SHD1	Shed	L	80	21.00	2015	G	85	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,828	2,828	2,828	165.40	467,755
BSM	Basement	0	255	51	33.08	8,435
CTH	Cathedral Ceiling	0	434	43	16.39	7,112
FHS	Finished Half Story	377	753	377	82.81	62,356
FNS	Finished 90% Story	196	218	196	148.71	32,419
FOP	Open Porch	0	162	24	24.50	3,970
FUS	Finished Upper Story	1,209	1,209	1,209	165.40	199,970
PTO	Patio	0	931	47	8.35	7,774
SHD	Attached Shed	0	25	9	59.54	1,489
Ttl Gross Liv / Lease Area		4,610	6,815	4,784		791,280

