

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BROWN ADAM B			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
BROWN LICIA B			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,114,300	1,114,300
576 WASHINGTON ST				0 Medium		RES LAND	1010	1,085,100	1,085,100
<b>SUPPLEMENTAL DATA</b>									
DUXBURY MA 02332	Alt Prcl ID	Cyclical Exemption W		8					
	Scnd Home	District		Res Exem					
	Tax Class T	Assoc Pid#							
	Tot Fin Area 4456								
	Total Acres .39								
	Chapter Lan								
	GIS ID F_880952_2841887								
						Total		2,199,400	2,199,400

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BROWN ADAM B	49990	0325	06-29-2018	U	I	2,312,500	1V	Year	Code	Assessed	Year	Code	Assessed
SHANAHAN GAY E	17001	0119	12-30-1998	Q	I	620,000	00	2023	1010	1,106,400	2022	1010	996,200
									1010	945,700	2021	1010	653,800
								Total		2,052,100	Total		1,650,000
								Total			Total		1,445,500

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 1,114,300			
			Total	0.00					Appraised Xf (B) Value (Bldg) 0			

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0090			Batch

NOTES											
8/15 ADDN APPEARS @ 100% - JLF											
								Appraised Land Value (Bldg) 1,085,100			
								Special Land Value 0			
								Total Appraised Parcel Value 2,199,400			
								Valuation Method C			
								Total Appraised Parcel Value 2,199,400			

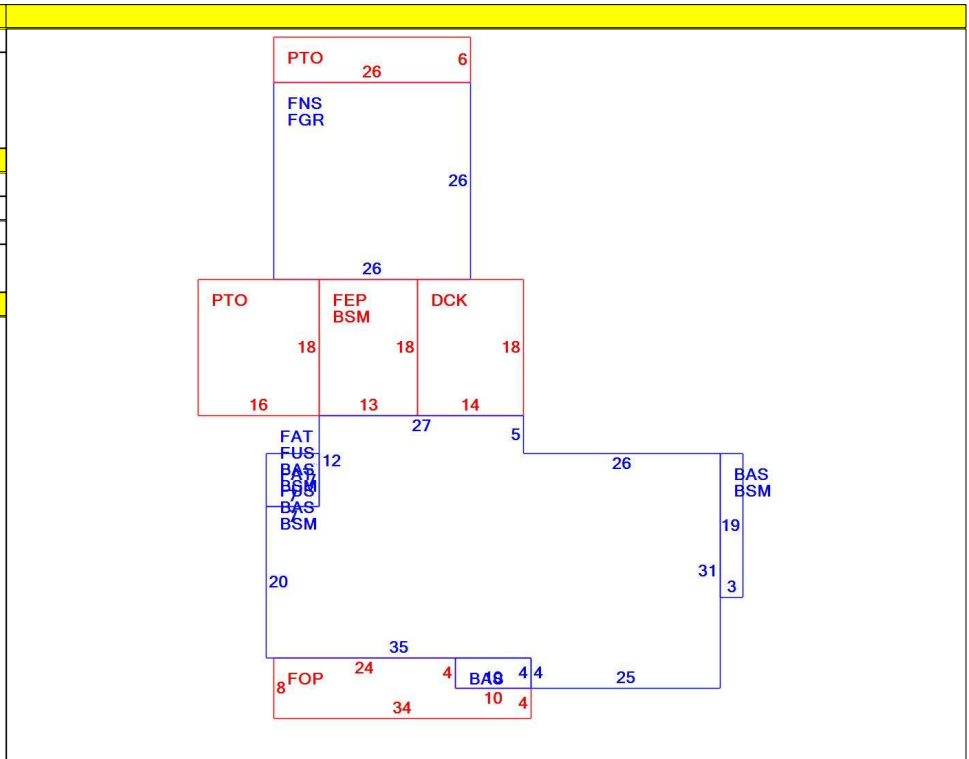
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
2015-21	01-23-2015	NC	New Construct	76,700	08-06-2015	100		SECOND LEVEL FAMILY RM O	08-06-2015	JLF	5		01	Measure - No Entry
209	07-12-2007	AD	Addition	67,000	05-27-2008	100		26X26 A GR, PERGO,D,	04-12-2013	VGS			20	Field Review
207	07-11-2007	DM	Demolish	11,000		100		812 SQ' GARAGE	10-01-2012	KP	6		30	Quality Control
170	05-06-2003	AD	Addition	20,500	08-07-2004	100		SCREENED PORCH	06-05-2008	K-B		1	00	Measure & Listed
120	04-08-2003	AD	Addition	2,500	08-07-2004	100		FOUNDA ONLY FOR PRCH						
212	06-03-2002	AD	Addition	75,000	05-03-2003	100		REFRB KITCH & BATHS						
11600	06-05-1990	AD	Addition		06-18-1996	100		DECK, REBUILD STAIRS						

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	16,988 SF	17.45	1.00000	5	1.00	0090	3.661		1.0000	63.87	1,085,100
Total Card Land Units					0.39 AC	Parcel Total Land Area					0.39	Total Land Value			1,085,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	2146	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
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	4				
Full Baths	4				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	12				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	250				
FBM Quality	05	Living Area			
Foundation	04	Brick			
Bsmt Garage	0				
Bsmt Area	2146				

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

COST / MARKET VALUATION	
Net Other Adj	1,295,681
Replace Cost	63,175
Year Built	1,358,857
Effective Year Built	1850
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	1,114,300
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,952	1,952	1,952	219.87	429,182
BSM	Basement	0	2,146	429	43.95	94,323
DCK	Deck	0	252	25	21.81	5,497
FAT	Finished Attic	557	1,855	557	66.02	122,466
FEP	Finished Enclosed Porch	0	234	140	131.54	30,782
FGR	Garage	0	676	270	87.82	59,364
FNS	Finished 90% Story	608	676	608	197.75	133,680
FOP	Open Porch	0	232	35	33.17	7,695
FUS	Finished Upper Story	1,855	1,855	1,855	219.87	407,855
PTO	Patio	0	444	22	10.89	4,837
Ttl Gross Liv / Lease Area		4,972	10,322	5,893		1,295,681

