

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
881 TREMONT LLC			0 Water	0 Arterial	0 Excellent	Description	Code	Appraised	Assessed	905 DUXBURY, MA
PO BOX 248			0 Septic	0 Paved	0 Good	RESIDNTL	1010	1,136,800	1,136,800	
DUXBURY MA 02331		SUPPLEMENTAL DATA			RES LAND	1010	846,700	846,700		
Alt Prcl ID Scnd Home Tax Class Tot Fin Area Total Acres Chapter Lan GIS ID		OWNER OCCUPIED Cyclical Exemption W District Res Exem Assoc Pid#			RESIDNTL	1010	163,900	163,900		
						Total		2,147,400	2,147,400	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
881 TREMONT LLC		44455 0001	06-25-2014	U	I	1,150,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CONATHAN JAMES P & ROSEMARY LE		9566 0337	01-18-1990	Q	I	240,000	00	2023	1010	862,500	2022	1010	788,400	2021	1010	646,700
									1010	917,600		1010	827,100		1010	780,800
									1010	99,300		1010	99,300		1010	99,300
								Total		1,879,400	Total		1,714,800	Total		1,526,800

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								
0094												
NOTES												
WALK THROUGH BEDROOM - FUNC. 1 FP NON-WORKING												
						Appraised Bldg. Value (Card)						1,136,800
						Appraised Xf (B) Value (Bldg)						0
						Appraised Ob (B) Value (Bldg)						163,900
						Appraised Land Value (Bldg)						846,700
						Special Land Value						0
						Total Appraised Parcel Value						2,147,400
						Valuation Method						C
						Total Appraised Parcel Value						2,147,400

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
2014-330	10-29-2014	NC	New Construct	45,000	06-09-2015	100		INSTALL A 15' X 48' IN-GRD, GU		06-09-2015	JLF	5	1	00	Measure & Listed
2014-282	09-23-2014	RM	Remodel	3,000	06-09-2015	100		WORK DETACHED BARN: REP		04-12-2013	VGS			20	Field Review
2014-281	09-23-2014	NC	New Construct	475,150	06-09-2015	100		FOUNDATION INSTALLED BP 2		10-24-2012	KP	6		30	Quality Control
2014-207	07-24-2014	AD	Addition	40,000	06-09-2015	100		FOUNDATION ONLY FOR A MA		09-27-2007	K/D		1	00	Measure & Listed
2014-164	06-23-2014	DM	Demolish	13,500	06-09-2015	100		AMENDED ON 6/30/14							
13747	07-20-1995	AD	Addition	16,000	10-12-1995	100		SEC STY ADD OVER ELL							
13074	01-18-1994	NC	New Construct	28,000	10-12-1995	100		HORSE BARN 30X37							

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	PD	Primary	40,000	SF	8.75	1.00000	5	1.00	0094	1.978		V110	1.1000	19.04	761,500	
1	1010	Single Family	PD	Residual	2.130	AC	35,000.00	0.57802	5	1.00	0094	1.978			1.0000	0.92	85,200	
Total Card Land Units					3.05	AC	Parcel Total Land Area					3.05	Total Land Value					846,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	504	
Model	01	Residential	Bsmt Type	03	
Grade	08	Excellent	Unfin Area	504.00	Partial
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		
Exterior Wall 1	11	Clapboard			C
Exterior Wall 2					B
Roof Structure	03	Gable			S
Roof Cover	12	Vinyl	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	COST / MARKET VALUATION		
Interior Floor 2	09	Pine/Soft Wood	Net Other Adj		1,252,431
Heat Fuel	02	Oil	Replace Cost		54,250
Heat Type	04	Forced Air-Duc	Year Built		1,306,682
AC Type	03	Central	Effective Year Built		1836
Bedrooms	4		Depreciation Code		2008
Full Baths	4		Remodel Rating		R
Half Baths	2		Year Remodeled		
Extra Fixtures	5		Depreciation %		13
Total Rooms	8		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	0		Percent Good		87
Gas Fireplaces	0		Cns Sect Rcnld		1,136,800
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	504		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
BRN5	Barn - 2 Story	L	1,110	69.00	1994	A	70	C	1.00	53,600
SHD1	Shed	L	96	21.00	1985	A	70	C	1.00	1,400
SPL2	Ing Pool-Good	L	720	89.00	2014	G	85	A	2.00	108,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	4,223	4,223	4,223	219.00	924,816
BSM	Basement	0	504	101	43.89	22,118
FGR	Garage	0	1,122	449	87.64	98,329
FOP	Open Porch	0	933	140	32.86	30,659
FUS	Finished Upper Story	504	504	504	219.00	110,373
PTO	Patio	0	128	6	10.27	1,314
SHD	Attached Shed	0	136	48	77.29	10,512
UAT	Unfinished Attic	0	810	122	32.98	26,717
UHS	Unfinished Half Story	0	504	126	54.75	27,593
Ttl Gross Liv / Lease Area		4,727	8,864	5,719		1,252,431

