

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DAY JOHN SCOTT			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
DAY NANCY SEMONIAN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	688,500	688,500
241 DEPOT ST		SUPPLEMENTAL DATA			0 Heavy	RES LAND	1010	463,400	463,400
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2093 Total Acres .461 Chapter Lan GIS ID F_876778_2837941			Cyclical 9 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	22,600	22,600
						Total		1,174,500	1,174,500

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
DAY JOHN SCOTT	51978	154	11-20-2019	Q	I	882,500	00	Year	Code	Assessed	Year	Code	Assessed
CUSHING MARK E	39531	0306	01-11-2011	U	I	100	1A	2023	1010	522,200	2022	1010	441,100
CAMERON JOANNE	35155	0225	10-04-2007	Q	I	820,000	00		1010	550,600		1010	434,400
FRASER CHERYL H TRUSTEE	28679	0192	07-16-2004	U	I	100	1F		1010	16,900		1010	16,900
FRASER CHERYL H	21429	0082	01-29-2002	U	I	100	1F	Total		1,089,700	Total		892,400
								Total		803,200	Total		803,200

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)	688,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	22,600
Appraised Land Value (Bldg)	463,400
Special Land Value	0
Total Appraised Parcel Value	1,174,500
Valuation Method	C
Total Appraised Parcel Value	1,174,500

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			

NOTES									
HOUSE DEMOL.1/98.NEW HSE BLT.1/98									

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
14570	07-14-1997	NC	New Construct	101,000	01-04-1998	100		2 STRY 26X34 DWELLNG	05-11-2020	SJD	9		20	Field Review
14569	07-14-1997	DM	Demolish	2,000		100		DEM EXISTING BLDNG	04-12-2013	VGS			20	Field Review
									07-02-2008	BSB			01	Measure - No Entry

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	20,100 SF	15.34	1.00000	5	1.00	0080	1.503		1.0000	23.05	463,400
Total Card Land Units					0.46 AC	Parcel Total Land Area					0.46	Total Land Value			463,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1402	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	3				
Full Baths	3				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	735				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1402				

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

COST / MARKET VALUATION	
Net Other Adj	706,267
Replace Cost	67,331
Year Built	1990
Effective Year Built	2010
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	11
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	89
Cns Sect Rcnld	688,500
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	500	52.00	1985	A	70	C	1.00	18,200
PTO	Patio	L	420	15.00	2000	A	70	C	1.00	4,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,430	1,430	1,430	293.30	419,419
BSM	Basement	0	1,402	280	58.58	82,124
DCK	Deck	0	349	35	29.41	10,266
TQS	Three Quarter Story	663	884	663	219.98	194,458
Ttl Gross Liv / Lease Area		2,093	4,065	2,408		706,267

