

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
EDWARDS JOHN			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
EDWARDS HEATHER			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	651,500	651,500
210 DEPOT ST		SUPPLEMENTAL DATA			RES LAND	1010	527,000	527,000	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3103 Total Acres .92 Chapter Lan GIS ID F_876896_2837451			Cyclical 9 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	51,600	51,600
						Total		1,230,100	1,230,100

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
EDWARDS JOHN		15722 0269	12-12-1997	Q	I	230,000	00	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	490,600	2022	1010	412,100
									1010	626,900		1010	483,300
									1010	28,200		1010	28,200
						Total		1,145,700		Total		923,600	
								Total		Total		824,000	

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			Batch

NOTES			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	651,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	51,600
Appraised Land Value (Bldg)	527,000
Special Land Value	0
Total Appraised Parcel Value	1,230,100
Valuation Method	C
Total Appraised Parcel Value	1,230,100

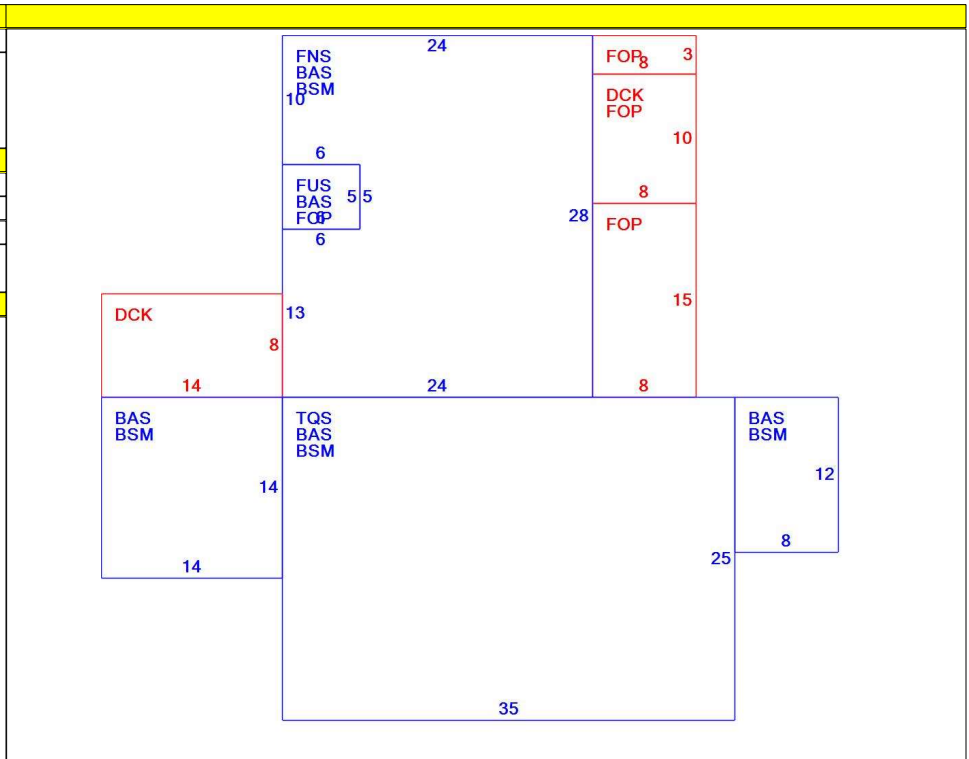
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
BPO-20-177	09-22-2020	MN	Maintenance	1,770		100		Insulation - air sealing, kneewall t		10-26-2016	JLF	10	1	00	Measure & Listed
QP-20-48	07-30-2020	MN	Maintenance	1,769		100	08-21-2020	Air Sealing. Thermal barrier in k		04-12-2013	VGS			20	Field Review
2015-221	09-22-2015	MN	Maintenance	9,500		100		STRIP & REROOF		03-06-2004	KP		1	00	Measure & Listed
11	01-08-2002	AD	Addition	105,000	12-23-2002	100		24x28 AD/GRG UNDER							
20000423	10-24-2000	NC	New Construct	4,000	12-23-2002	100		UTILITY BUILDING							

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	40,075 SF	8.75	1.00000	5	1.00	0080	1.503		1.0000	13.15	527,000
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			527,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1809	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	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	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	3				
Half Baths	1				
Extra Fixtures	3				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	454				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1809				

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

COST / MARKET VALUATION	
Net Other Adj	833,559
Replace Cost	58,960
Year Built	1950
Effective Year Built	1994
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	27
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	73
Cns Sect Rcnld	651,500
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
SPL1	Ing Pool - Ave	L	1,152	64.00	1970	A	70	C	1.00	51,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,839	1,839	1,839	236.67	435,240
BSM	Basement	0	1,809	362	47.36	85,675
DCK	Deck	0	192	19	23.42	4,497
FNS	Finished 90% Story	578	642	578	213.08	136,796
FOP	Open Porch	0	254	38	35.41	8,994
FUS	Finished Upper Story	30	30	30	236.67	7,100
TQS	Three Quarter Story	656	875	656	177.44	155,257
Ttl Gross Liv / Lease Area		3,103	5,641	3,522		833,559

