

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
KIMBRO JOHN W			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
KIMBRO ELIZABETH D			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,301,600	1,301,600	
80 PILGRIM BYWAY		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	486,100	486,100		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2938 Total Acres 1.273 Chapter Lan GIS ID F_877101_2836344			Cyclical 9 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	116,600	116,600	
						Total		1,904,300	1,904,300	

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
KIMBRO JOHN W & ELIZABETH D TT		57949 76	05-26-2023	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	
KIMBRO JOHN W		47002 0050	06-01-2016	U	I	1,320,000	1V	2023	1010	979,500	2022	1010	824,200	
MULRENIN DUDLEY J JR & LYNDAM		45847 0220	07-28-2015	U	I	410,000	1V		1010	572,100		1010	523,600	
SOLLIS DONALD R & WILMA C TTS		9538 0228	12-29-1989	U	I	1	1		1010	71,800		1010	71,800	
						Total		1,623,400	Total		1,419,600	Total		1,358,700

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	Batch
0060				

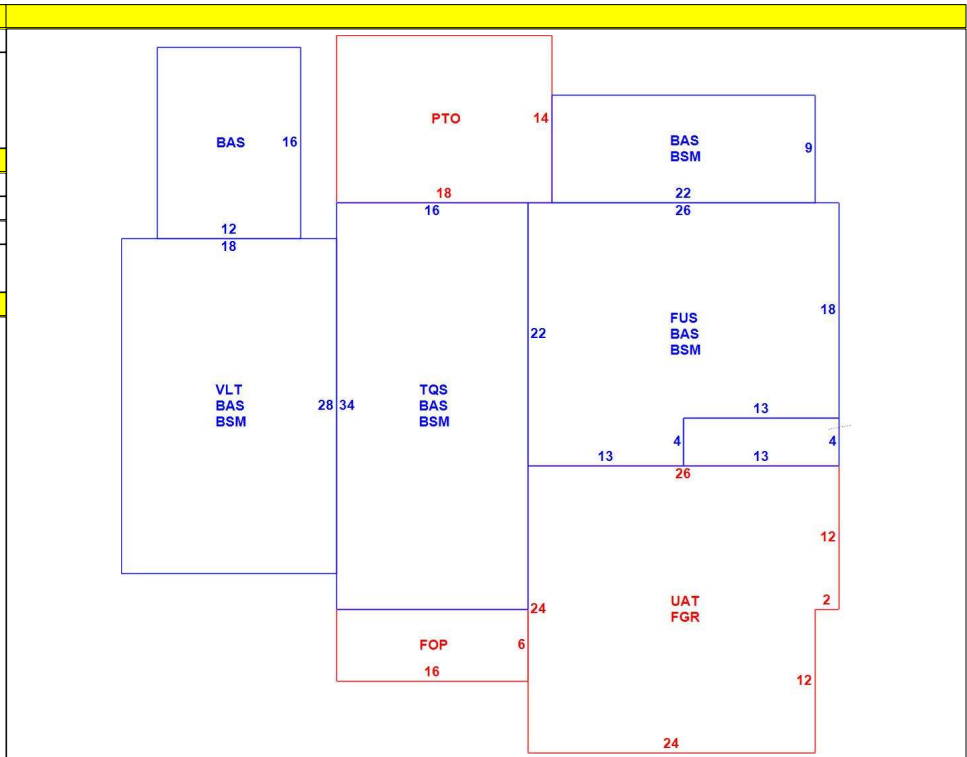
  

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)	1,301,600		
Appraised Xf (B) Value (Bldg)	0		
Appraised Ob (B) Value (Bldg)	116,600		
Appraised Land Value (Bldg)	486,100		
Special Land Value	0		
Total Appraised Parcel Value	1,904,300		
Valuation Method	C		
Total Appraised Parcel Value	1,904,300		

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
BP-20-28	02-24-2020	BP		65,000	08-03-2020	100	08-11-2020	INSTALL AN INGROUND16X32	08-03-2020	SJT	5		20	Field Review
2018-355	09-19-2018	AD	Addition	40,000	06-06-2019	100		12' X 16' ADDITION	02-06-2020	SJD	0	1	06	Inspection Only
2016-9	05-05-2016	MS	Miscellaneous	3,800	05-05-2017	100		CONSTRUCT A 10' X 16' UTILIT	06-06-2019	SJT	5		07	Measure - Info @ Door
2016-49	02-24-2016	MS	Miscellaneous		06-01-2016	100		INSTALL 2 ZONE HVAC SYSTE	05-05-2017	SJD	5	1	07	Measure - Info @ Door
2015-355	10-26-2015	NC	New Construct	410,000	06-01-2016	100		CONSTRUCT A SINGLE FAMILY	06-01-2016	JLF	5		01	Measure - No Entry
2015-337	10-08-2015	DM	Demolish	13,500	11-17-2015	100		DEMO EXISTING STRUCTURE	04-12-2013	VGS			20	Field Review
									10-22-2001	D+K		1	00	Measure & Listed

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	0060	1.341		1.0000	11.74	469,400
1	1010	Single Family	RC	Residual	0.355 AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.08	16,700
Total Card Land Units					1.27 AC	Parcel Total Land Area					1.27	Total Land Value			486,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area		
Model	01	Residential	Bsmt Type	03	
Grade	12	Prime +	Unfin Area		Partial
Stories	1.75				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			1,351,819
Interior Floor 2			Net Other Adj		47,750
Heat Fuel	03	Gas	Replace Cost		1,399,569
Heat Type	04	Forced Air-Duc	Year Built		2015
AC Type	03	Central	Effective Year Built		2014
Bedrooms	4		Depreciation Code		A
Full Baths	3		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		7
Total Rooms	9		Functional Obsol		0
Bath Style	03	Modern	External Obsol		0
Kitchen Style	03	Modern	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings			Percent Good		93
Gas Fireplaces	1		Cns Sect Rcnd		1,301,600
Sq Ft Fin Bsmt			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage			Misc Imp Ovr Comment		
Bsmt Area			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
SHD1	Shed	L	192	21.00	2016	E	100	B	1.50	6,000
GNR	GENERATOR	L	1	12400.00	2019	E	100	C	1.00	12,400
SPL2	Ing Pool-Good	L	512	89.00	2020	E	100	A	2.00	91,100
SPL3	Ing Hot Tub	L	49	72.00	2020	E	100	A	2.00	7,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,958	1,958	1,958	365.95	716,530
BSM	Basement	0	1,766	353	73.15	129,180
FGR	Garage	0	652	261	146.49	95,513
FOP	Open Porch	0	96	14	53.37	5,123
FUS	Finished Upper Story	572	572	572	365.95	209,323
PTO	Patio	0	252	13	18.88	4,757
TQS	Three Quarter Story	408	544	408	274.46	149,308
UAT	Unfinished Attic	0	600	90	54.89	32,936
VLT	Vaulted Ceiling	0	504	25	18.15	9,149
Ttl Gross Liv / Lease Area		2,938	6,944	3,694		1,351,819

