

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
MUNRO BRADFORD A & PRISCILLA A MUNRO FAMILY TRUST PO BOX 1510 DUXBURY MA 02331		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	203,600	203,600
				0	Heavy			RES LAND	1010	430,100	430,100
SUPPLEMENTAL DATA											
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1485 Total Acres .56 Chapter Lan GIS ID F_876545_2835324				Cyclical 9 Exemption W District Res Exem Assoc Pid#				RESIDNTL	1010	28,800	28,800
									Total	662,500	662,500

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MUNRO BRADFORD A & PRISCILLA A TT	46797	0266	04-12-2016	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MUNRO BRADFORD A	3797	0261	07-17-1972	U	I	32,000	1	2023	1010	156,500	2022	1010	129,000	2021	1010	131,300
									1010	461,100		1010	294,700		1010	276,500
									1010	22,000		1010	22,000		1010	22,000
									Total	639,600	Total	445,700	Total	429,800		

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) 203,600			
			Total	0.00					Appraised Xf (B) Value (Bldg) 0			

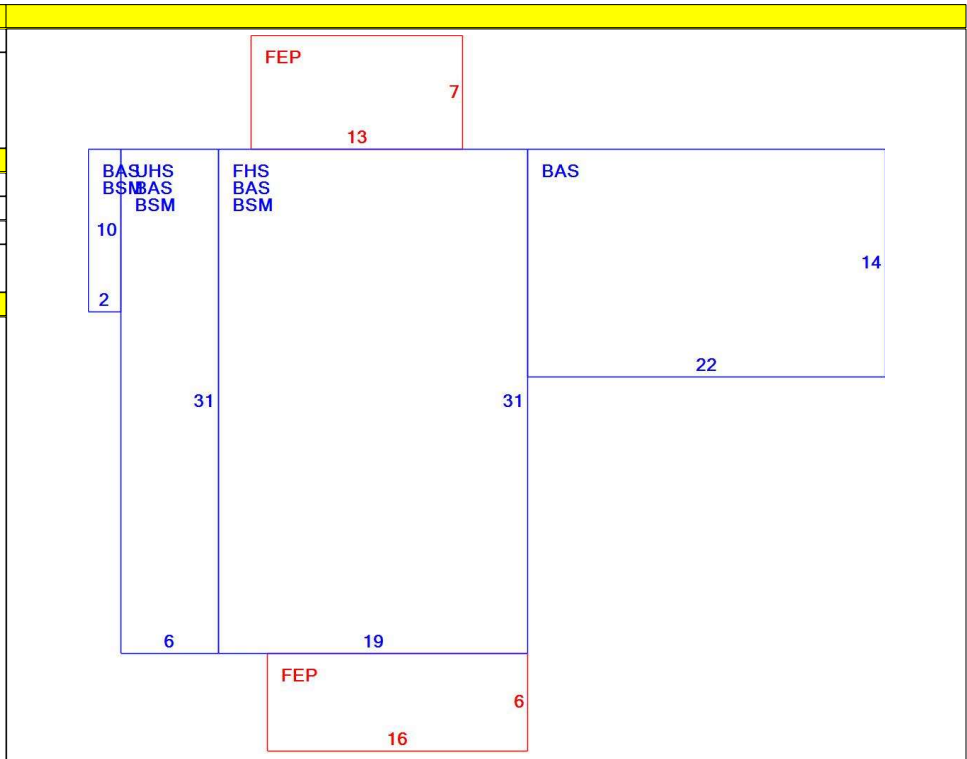
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			Batch

NOTES											
										Appraised Land Value (Bldg) 430,100	
										Special Land Value 0	
										Total Appraised Parcel Value 662,500	
										Valuation Method C	
										Total Appraised Parcel Value 662,500	

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
										04-12-2013	VGS			20	Field Review
										07-02-2008	BSB		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	24,394 SF	13.15	1.00000	5	1.00	0060	1.341		1.0000	17.63	430,100
Total Card Land Units					0.56 AC	Parcel Total Land Area					0.56	Total Land Value			430,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	795	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	120.00	Full
Stories	1.65		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Owne
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			288,957
Interior Floor 2			Net Other Adj		10,500
Heat Fuel	03	Gas	Replace Cost		299,457
Heat Type	04	Forced Air-Duc	Year Built		1935
AC Type	01	None	Effective Year Built		1989
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		32
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		68
Gas Fireplaces	0		Cns Sect Rcnd		203,600
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	05	Conc Block	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	795		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	720	52.00	1980	A	70	C	1.00	26,200
SHD1	Shed	L	180	21.00	1980	A	70	C	1.00	2,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,103	1,103	1,103	168.39	185,734
BSM	Basement	0	795	159	33.68	26,774
FEP	Finished Enclosed Porch	0	187	112	100.85	18,860
FHS	Finished Half Story	295	589	295	84.34	49,675
UHS	Unfinished Half Story	0	186	47	42.55	7,914
Ttl Gross Liv / Lease Area		1,398	2,860	1,716		288,957



113 CHESTNUT ST

