

| CURRENT OWNER     |  | TOPO  | UTILITIES  | STRT / ROAD | LOCATION  | CURRENT ASSESSMENT |           |           |           |
|-------------------|--|---|------------|-------------|---|--------------------|-----------|-----------|-----------|
| ROONEY JAMES R    |  |   | 0 Water    | 0 Arterial  | 0 Average   | Description        | Code      | Appraised | Assessed  |
| ROONEY MELINDA S  |  |   | 0 No Sewer | 0 Paved     | 0 Average   | RESIDNTL           | 1010      | 332,500   | 332,500   |
| 102 WASHINGTON ST |  | <b>SUPPLEMENTAL DATA</b>  |            |             | RES LAND  | 1010               | 1,191,000 | 1,191,000 |           |
| DUXBURY MA 02332  |  | Alt Prcl ID<br>Scnd Home<br>Tax Class T<br>Tot Fin Area 1808<br>Total Acres .61<br>Chapter Lan<br>GIS ID F_879350_2835372 |            |             | Cyclical 9<br>Exemption W<br>District<br>Res Exem<br>Assoc Pid# | RESIDNTL           | 1010      | 3,800     | 3,800     |
|                   |  |   |            |             |   | Total              |           | 1,527,300 | 1,527,300 |

**VISION**

| RECORD OF OWNERSHIP      |       | BK-VOL/PAGE | SALE DATE  | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) |      |           |       |      |           |
|--------------------------|-------|-------------|------------|-----|-----|------------|----|--------------------------------|------|-----------|-------|------|-----------|
| ROONEY JAMES R           | 57194 | 149         | 09-01-2022 | Q   | I   | 1,330,000  | 00 | Year                           | Code | Assessed  | Year  | Code | Assessed  |
| ROSS PETER & CHERYL J TT | 46543 | 0021        | 01-29-2015 | U   | I   | 1          | 1A | 2023                           | 1010 | 358,100   | 2022  | 1010 | 312,100   |
| ROSS PETER               | 43656 | 0231        | 09-30-2013 | Q   | I   | 700,000    | 00 |                                | 1010 | 1,038,400 |       | 1010 | 708,600   |
| ANTONELLIS ANNE M        | 35233 | 0345        | 10-29-2007 | U   | I   | 100        | 1A |                                | 1010 | 2,500     |       | 1010 | 2,500     |
| ANTONELLIS STEVEN J      | 17913 | 0216        | 09-30-1999 | Q   | I   | 430,000    | 00 | Total                          |      | 1,399,000 | Total |      | 1,023,200 |
|                          |       |             |            |     |     | Total      |    | Total                          |      | 896,600   | Total |      | 896,600   |

| 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 |
| 0090                   |           |   |         |

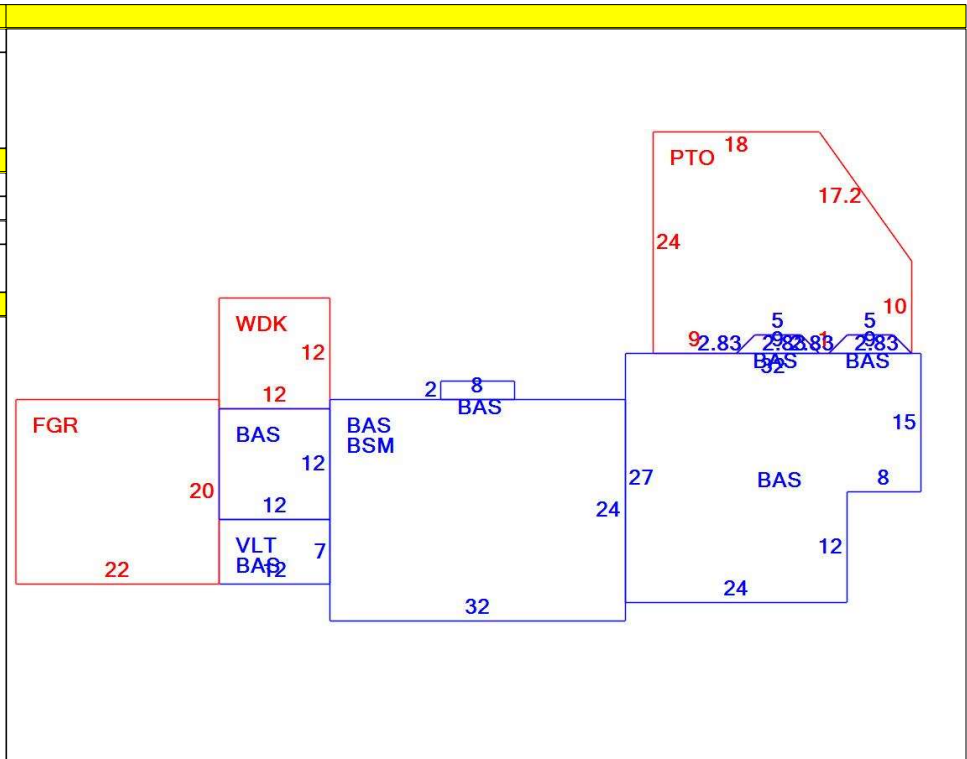
  

| APPRAISED VALUE SUMMARY       |           |  |  |
|-------------------------------|-----------|--|--|
| Appraised Bldg. Value (Card)  | 332,500   |  |  |
| Appraised Xf (B) Value (Bldg) | 0         |  |  |
| Appraised Ob (B) Value (Bldg) | 3,800     |  |  |
| Appraised Land Value (Bldg)   | 1,191,000 |  |  |
| Special Land Value            | 0         |  |  |
| Total Appraised Parcel Value  | 1,527,300 |  |  |
| Valuation Method              | C         |  |  |
| Total Appraised Parcel Value  | 1,527,300 |  |  |

| 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            |
| QPO-23-15              | 01-18-2023 | MN   | Maintenance   | 4,773  |            | 100    | 01-18-2023 | REPLACE 2 FRONT DOORS  | 05-08-2023 | SJD | 9    |    | 12 | Property Est. - No Access |
| 335                    | 07-12-2004 | MN   | Maintenance   | 5,000  |            | 100    |            | STRIP & REROOF         | 03-19-2018 | JLF | 0    | 1  | 00 | Measure & Listed          |
| 14252                  | 10-15-1996 | NC   | New Construct | 6,400  | 09-17-1998 | 100    |            | 16X16 UTILITY BLDING   | 09-19-2014 | SJD | 9    | 1  | 06 | Inspection Only           |
|                        |            |      |               |        |            |        |            |                        | 05-05-2014 | SJD | 9    |    | 01 | Measure - No Entry        |
|                        |            |      |               |        |            |        |            |                        | 04-12-2013 | VGS |      |    | 20 | Field Review              |
|                        |            |      |               |        |            |        |            |                        | 06-10-2011 | KP  |      | 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   | 26,572     | SF         | 12.24                  | 1.00000    | 5     | 1.00  | 0090      | 3.661 |                     | 1.0000     | 44.82      | 1,191,000 |
| Total Card Land Units       |          |               |      |           | 0.61       | AC         | Parcel Total Land Area |            |       |       |           | 0.61  | Total Land Value    |            |            | 1,191,000 |

| CONSTRUCTION DETAIL |     |                | CONSTRUCTION DETAIL (CONTINUED) |      |             |
|---------------------|-----|----------------|---------------------------------|------|-------------|
| Element             | Cd  | Description    | Element                         | Cd   | Description |
| Style               | 01  | Ranch          | Bsmt Area                       | 768  |             |
| Model               | 01  | Residential    | Bsmt Type                       | 04   |             |
| Grade               | 06  | Good           | Unfin Area                      | 0.00 | Full        |
| Stories             | 1   |                | <b>CONDO DATA</b>               |      |             |
| Occupancy           | 1   |                | Parcel Id                       |      | C           |
| Exterior Wall 1     | 14  | Wood Shingle   |                                 |      | B           |
| Exterior Wall 2     | 11  | Clapboard      |                                 |      | S           |
| Roof Structure      | 03  | Gable          | Adjust Type                     | Code | Description |
| Roof Cover          | 03  | Asphalt        | Condo Flr                       |      | Factor%     |
| Interior Wall 1     | 03  | Plaster        | Condo Unit                      |      |             |
| Interior Wall 2     |     |                | <b>COST / MARKET VALUATION</b>  |      |             |
| Interior Floor 1    | 09  | Pine/Soft Wood | Net Other Adj                   |      | 434,304     |
| Interior Floor 2    | 12  | Hardwood       | Replace Cost                    |      | 21,170      |
| Heat Fuel           | 03  | Gas            | Year Built                      |      | 455,474     |
| Heat Type           | 04  | Forced Air-Duc | Effective Year Built            |      | 1950        |
| AC Type             | 03  | Central        | Depreciation Code               |      | 1994        |
| Bedrooms            | 3   |                | Remodel Rating                  |      | G           |
| Full Baths          | 2   |                | Year Remodeled                  |      |             |
| Half Baths          | 0   |                | Depreciation %                  |      | 27          |
| Extra Fixtures      | 2   |                | Functional Obsol                |      |             |
| Total Rooms         | 8   |                | External Obsol                  |      |             |
| Bath Style          | 02  | Average        | Trend Factor                    |      | 1.000       |
| Kitchen Style       | 02  | Average        | Condition                       |      |             |
| Extra Kitchens      | 0   |                | Condition %                     |      |             |
| Fireplaces          | 1   |                | Percent Good                    |      | 73          |
| Extra Openings      | 0   |                | Cns Sect Rcnd                   |      | 332,500     |
| Gas Fireplaces      | 0   |                | Dep % Ovr                       |      |             |
| Sq Ft Fin Bsmt      | 0   |                | Dep Ovr Comment                 |      |             |
| FBM Quality         |     |                | Misc Imp Ovr                    |      |             |
| Foundation          | 06  | Poured Conc    | Misc Imp Ovr Comment            |      |             |
| Bsmt Garage         | 0   |                | Cost to Cure Ovr                |      |             |
| Bsmt Area           | 768 |                | 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   | 256   | 21.00      | 1997   | A        | 70   | C     | 1.00       | 3,800       |

**BUILDING SUB-AREA SUMMARY SECTION**

| Code                       | Description     | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
|----------------------------|-----------------|-------------|------------|----------|-----------|----------------|
| BAS                        | First Floor     | 1,808       | 1,808      | 1,808    | 198.77    | 359,369        |
| BSM                        | Basement        | 0           | 768        | 154      | 39.86     | 30,610         |
| FGR                        | Garage          | 0           | 440        | 176      | 79.51     | 34,983         |
| PTO                        | Patio           | 0           | 574        | 29       | 10.04     | 5,764          |
| VLT                        | Vaulted Ceiling | 0           | 84         | 4        | 9.47      | 795            |
| WDK                        | Deck            | 0           | 144        | 14       | 19.32     | 2,783          |
| Ttl Gross Liv / Lease Area |                 | 1,808       | 3,818      | 2,185    |           | 434,304        |

