

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCKENNA KELLY M			0 Water	0 Private	0 Average	Description	Code	Appraised	Assessed
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	731,500	731,500
				0 Light		RES LAND	1010	1,066,100	1,066,100
430 WASHINGTON ST		SUPPLEMENTAL DATA				RESIDNTL	1010	3,500	3,500
DUXBURY MA 02332		Alt Prcl ID	Cyclical 8						
		Scnd Home	Exemption						
		Tax Class T	W						
		Tot Fin Area 3828	District						
		Total Acres .359	Res Exem						
		Chapter Lan							
		GIS ID F_880940_2839767	Assoc Pid#						
						Total		1,801,100	1,801,100

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCKENNA KELLY M		27587 0157	02-23-2004	U	I		1 1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	726,400	2022	1010	654,200	2021	1010	605,300
									1010	929,100		1010	640,000		1010	543,500
									1010	2,400		1010	2,400		1010	2,400
								Total		1,657,900	Total		1,296,600	Total		1,151,200

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)	731,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	3,500
Appraised Land Value (Bldg)	1,066,100
Special Land Value	0
Total Appraised Parcel Value	1,801,100
Valuation Method	C
Total Appraised Parcel Value	1,801,100

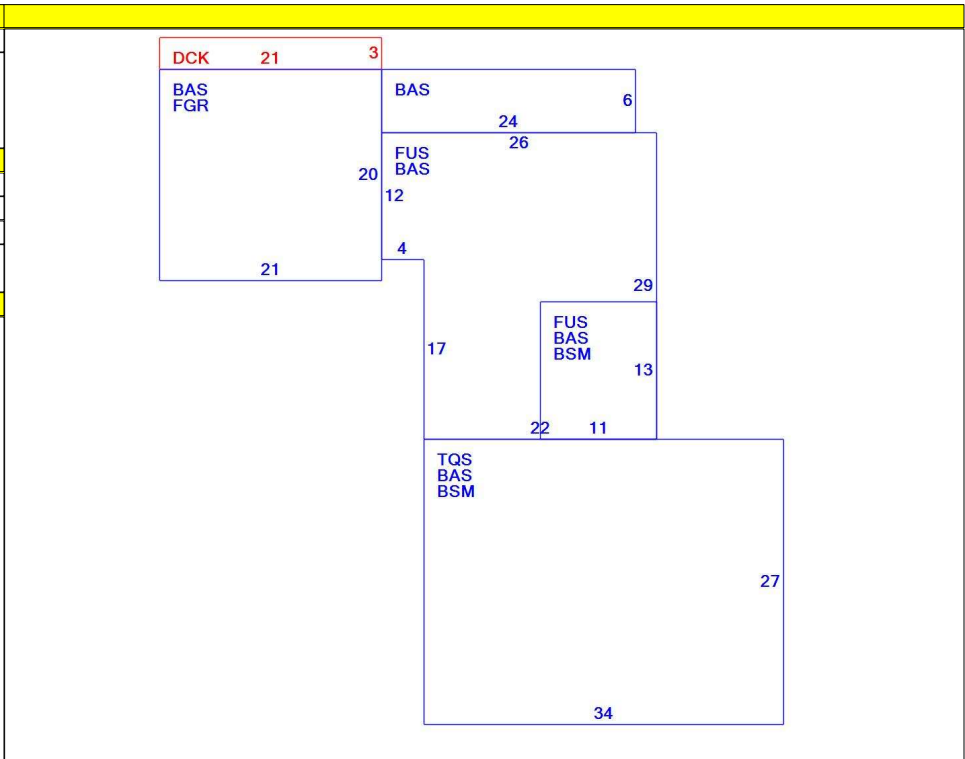
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0090				

NOTES									

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
238	12-04-2009	NC	New Construct	200,000	06-29-2010	100		17X22' DWELLING		04-12-2013	VGS			20	Field Review
146	11-18-2008	MN	Maintenance	6,000		100		ROOF		10-10-2012	KP	6		30	Quality Control
421	11-24-2006	NC	New Construct	3,500		100		12X20 STORAGE BLDG		06-29-2010	KP		4	01	Measure - No Entry
392	10-31-2006	AD	Addition	2,000		100		15X23 FRO SCRN PRCH EST							
200	06-02-2006	RM	Remodel	5,000		100		BTHRM,HALLWY,CLOSET							
14319	12-11-1996	NC	New Construct	2,000		100		12X20 SHED							
12292	05-04-1992	NC	New Construct	5,000	01-01-1993	100		DECK 14'8" X 24'							

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	15,637	SF	18.62	1.00000	5	1.00	0090	3.661		1.0000	68.18	1,066,100
Total Card Land Units					0.36	AC	Parcel Total Land Area					0.36	Total Land Value			1,066,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1061	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	1.75		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	10	Wood Shingle	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		848,125
Interior Floor 2			Replace Cost		44,000
Heat Fuel	03	Gas	Year Built		892,125
Heat Type	05	Hot Water	Effective Year Built		1750
AC Type	03	Central	Depreciation Code		2003
Bedrooms	4		Remodel Rating		E
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		18
Extra Fixtures	3		Functional Obsol		
Total Rooms	12		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		82
Extra Openings	4		Cns Sect Rcnd		731,500
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	03	Stone	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1061		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	240	21.00	1985	A	70	C	1.00	3,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,311	2,311	2,311	201.22	465,010
BSM	Basement	0	1,061	212	40.21	42,658
DCK	Deck	0	63	6	19.16	1,207
FGR	Garage	0	420	168	80.49	33,804
FUS	Finished Upper Story	829	829	829	201.22	166,808
TQS	Three Quarter Story	689	918	689	151.02	138,638
Ttl Gross Liv / Lease Area		3,829	5,602	4,215		848,125



430 WASHINGTON ST