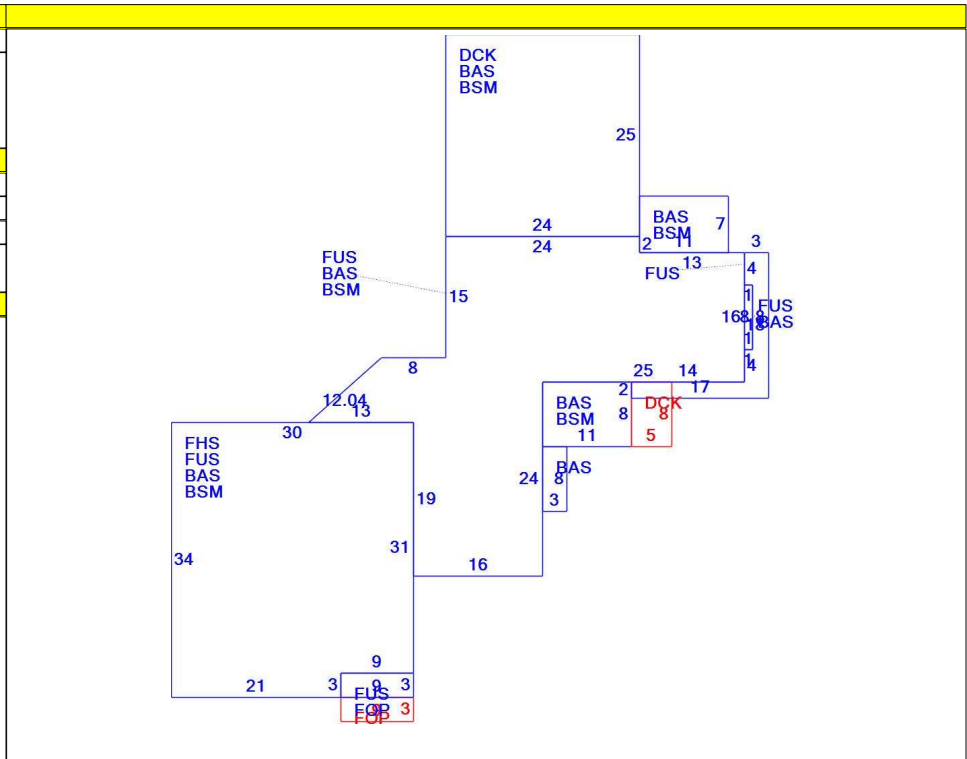


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION						
MARCONI ANDREW T			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed							
QUINONES EDGARD L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,225,200	1,225,200							
53 SURPLUS ST		SUPPLEMENTAL DATA			RES LAND	1010	517,700	517,700								
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 5596 Total Acres 1.258 Chapter Lan GIS ID F_879934_2837757			Cyclical 9 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	81,600	81,600							
						Total		1,824,500	1,824,500							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MARCONI ANDREW T		41865 0004	08-28-2012	Q	I	950,000	00	Year	Code	Assessed	Year	Code	Assessed			
CUTLER DAVID S & CULLEN CATHERIN		20307 0258	08-03-2001	U	I	100	1F	2023	1010	934,600	2022	1010	856,100			
CUTLER DAVID S		LCC91 0	11-06-2000	Q	I	550,000	00		1010	615,700		1010	474,700			
									1010	47,200		1010	47,200			
						Total		1,597,500	Total		1,378,000	Total		1,144,500		
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
									APPRAISED VALUE SUMMARY							
Total			0.00						Appraised Bldg. Value (Card) 1,225,200							
									Appraised Xf (B) Value (Bldg) 0							
									Appraised Ob (B) Value (Bldg) 81,600							
									Appraised Land Value (Bldg) 517,700							
									Special Land Value 0							
									Total Appraised Parcel Value 1,824,500							
									Valuation Method C							
									Total Appraised Parcel Value 1,824,500							
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		
262	12-27-2011	RM	Remodel	7,540		100		MAKE 2 BEDROOM/WALL	08-20-2020	SJT	10		20	Field Review		
506	12-19-2001	RM	Remodel	25,000	08-09-2003	100		FINISH BSMNT SECTION	04-12-2013	VGS			20	Field Review		
20010099	03-27-2001	NC	New Construct	100,000	05-23-2002	100		FDTION+30X342STY AD	08-05-2008	BSB			01	Measure - No Entry		
20010065	03-02-2001	NC	New Construct	1,000,000	05-23-2002	100		SINGLE FAMILY DWELL								
20010059	02-23-2001	DM	Demolish	13,000		100		LEFT FND,BACK&KIT								
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	0080	1.503		ES95	0.9500	12.50	499,800
1	1010	Single Family	RC	Residual	0.340 AC	35,000.00	1.00000	5	1.00	0080	1.503			1.0000	1.21	17,900
Total Card Land Units					1.26 AC	Parcel Total Land Area					1.26	Total Land Value				517,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2862	
Model	01	Residential	Bsmt Type	04	
Grade	10	Custom +	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		1,559,723
Interior Floor 2			Replace Cost		95,940
Heat Fuel	03	Gas	Year Built		1,655,663
Heat Type	05	Hot Water	Effective Year Built		1950
AC Type	03	Central	Depreciation Code		2005
Bedrooms	4		Remodel Rating		E
Full Baths	3		Year Remodeled		
Half Baths	2		Depreciation %		16
Extra Fixtures	2		Functional Obsol		10
Total Rooms	9		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		74
Extra Openings	2		Cns Sect Rcnld		1,225,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	896		Dep Ovr Comment		
FBM Quality	05	Living Area	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	2862		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
SPL2	Ing Pool-Good	L	648	89.00	1980	A	70	C	1.00	40,400
TEN	Tennis Court	L	1	48500.00	1980	A	70	C	1.00	34,000
PTO	Patio	L	500	15.00	1980	A	70	C	1.00	5,300
SHD1	Shed	L	36	21.00	2000	A	70	C	1.00	500
SHD1	Shed	L	96	21.00	2000	A	70	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,894	2,894	2,894	249.92	723,255
BSM	Basement	0	2,862	572	49.95	142,952
DCK	Deck	0	640	64	24.99	15,995
FHS	Finished Half Story	497	993	497	125.08	124,208
FOP	Open Porch	0	54	8	37.02	1,999
FUS	Finished Upper Story	2,206	2,206	2,206	249.92	551,314
Ttl Gross Liv / Lease Area		5,597	9,649	6,241		1,559,723



53 SURPLUS ST

