

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
LECUYER FREDERICK E & DIANE M LECUYER FAMILY 2011 REVOCABLE 216 WASHINGTON ST DUXBURY MA 02332		0	Water	0	Private	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	668,100	668,100	
		SUPPLEMENTAL DATA		0	Light			RES LAND	1010	1,146,500	1,146,500	
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2769 Total Acres .5 Chapter Lan GIS ID F_880356_2836708		Cyclical 9 Exemption W District Res Exem Assoc Pid#				RESIDNTL	1010	13,800	13,800	
						Total				1,828,400	1,828,400	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
LECUYER FREDERICK E & DIANE M TT		40499 0220	10-27-2011	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
LECUYER FREDERICK E		35913 0329	04-30-2008	Q	I	750,000	00	2023	1010	501,600	2022	1010	420,400	2021	1010	407,700
NULAND HOPE S		17203 0237	03-02-1999	Q	I	425,000	00		1010	999,100		1010	690,800		1010	563,100
SAFE KENNETH SHAW JR		10171 0056	03-04-1991	Q	I	265,000	00		1010	10,600		1010	10,600		1010	10,600
		Total						Total		1,511,300	Total		1,121,800	Total		981,400

EXEMPTIONS			OTHER ASSESSMENTS					PREVIOUS ASSESSMENTS (HISTORY)										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor									
									APPRAISED VALUE SUMMARY									
		Total	0.00						Appraised Bldg. Value (Card)					668,100				
									Appraised Xf (B) Value (Bldg)					0				
									Appraised Ob (B) Value (Bldg)					13,800				
									Appraised Land Value (Bldg)					1,146,500				
									Special Land Value					0				
									Total Appraised Parcel Value					1,828,400				
									Valuation Method					C				
									Total Appraised Parcel Value					1,828,400				

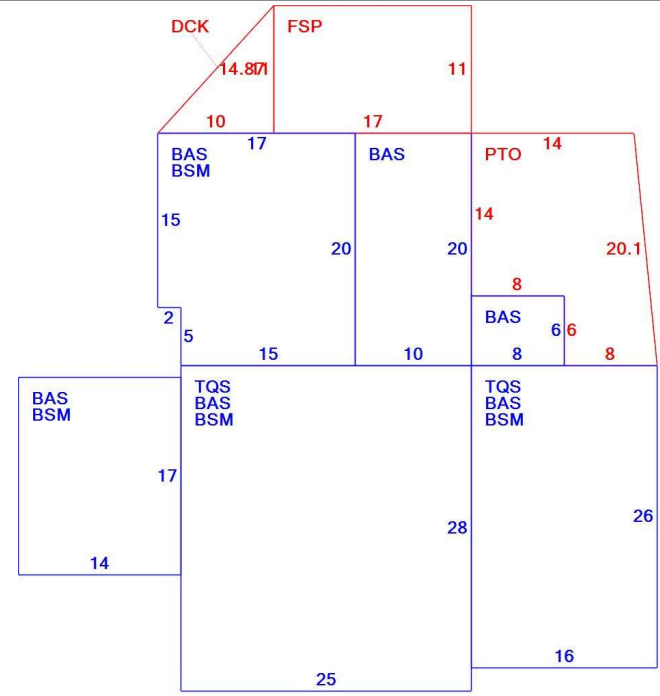
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
46	04-16-2009	AD	Addition	274,710	04-22-2010	100		AD14X17,FRM10X20,D,P		10-13-2016	JLF	10	1	00	Measure & Listed
2016-442	12-21-2006	MS	Miscellaneous	6,251		100		REMOVE & REPLACE CHIMNE		04-12-2013	VGS			20	Field Review
357	08-10-2005	MS	Miscellaneous	3,000		100		FENCE 10'X120'		04-22-2010	KP		1	00	Measure & Listed
15201	11-04-1998	NC	New Construct	7,000		100		2 DECKS INSTAL SLIDR							
15153	10-09-1998	RM	Remodel	10,000		100		TWO BEDRMS TO ONE							

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	21,780	SF	14.38	1.00000	5	1.00	0090	3.661		1.0000	52.64	1,146,500
Total Card Land Units					0.50	AC	Parcel Total Land Area					0.50	Total Land Value			1,146,500

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	04	Cape Cod	Bsmt Area	1684			
Model	01	Residential	Bsmt Type	04			
Grade	07	Very Good	Unfin Area	0.00	Full		
Stories	1.65						
Occupancy	1						
Exterior Wall 1	14	Wood Shingle					
Exterior Wall 2							
Roof Structure	03	Gable					
Roof Cover	03	Asphalt					
Interior Wall 1	05	Drywall					
Interior Wall 2							
Interior Floor 1	12	Hardwood					
Interior Floor 2							
Heat Fuel	03	Gas					
Heat Type	04	Forced Air-Duc					
AC Type	03	Central					
Bedrooms	3						
Full Baths	2						
Half Baths	2						
Extra Fixtures	1						
Total Rooms	6						
Bath Style	02	Average					
Kitchen Style	02	Average					
Extra Kitchens	0						
Fireplaces	2						
Extra Openings	0						
Gas Fireplaces	0						
Sq Ft Fin Bsmt	311						
FBM Quality	04	Above Average					
Foundation	06	Poured Conc					
Bsmt Garage	0						
Bsmt Area	1684						

CONDO DATA			
Parcel Id	C	Own	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION			
Net Other Adj		767,379	
Replace Cost		47,320	
Year Built		1930	
Effective Year Built		2003	
Depreciation Code		E	
Remodel Rating			
Year Remodeled			
Depreciation %		18	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		82	
Cns Sect Rcnd		668,100	
Dep % Ovr			
Dep Ovr Comment			
Misc Imp Ovr			
Misc Imp Ovr Comment			
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	378	52.00	1985	A	70	C	1.00	13,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,932	1,932	1,932	242.69	468,873
BSM	Basement	0	1,684	337	48.57	81,786
DCK	Deck	0	55	6	26.48	1,456
FSP	Screened Porch	0	187	37	48.02	8,979
PTO	Patio	0	252	13	12.52	3,155
TQS	Three Quarter Story	837	1,116	837	182.02	203,130
Ttl Gross Liv / Lease Area		2,769	5,226	3,162		767,379

