

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
GILL MICHAEL J TT 353 WASHINGTON ST REALTY TRUS 82 MAIN ST KINGSTON MA 02364		0	Water	0	Private	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	449,300	449,300
		SUPPLEMENTAL DATA		0		Light			RES LAND	1010	1,088,600
		Alt Prcl ID		Cyclical		8		RESIDNTL	1010	58,600	58,600
		Scnd Home		Exemption							
		Tax Class T		W							
		Tot Fin Area 2969		District							
		Total Acres .395		Res Exem							
		Chapter Lan		Assoc Pid#							
		GIS ID F_881029_2838591						Total		1,596,500	1,596,500

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GILL MICHAEL J TT PRATT KEITH & NANCY TT		57091 25	08-01-2022	Q	I	1,950,000	00	Year	Code	Assessed	Year	Code	Assessed
		17245 0113	03-15-1999	U	I	100	1F	2023	1010	408,600	2022	1010	362,500
								2021	1010	656,300	2021	1010	348,600
								1010	948,800	1010	656,300	1010	547,700
								1010	45,900	1010	45,900	1010	45,900
		Total						Total	1,403,300	Total	1,064,700	Total	942,200

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

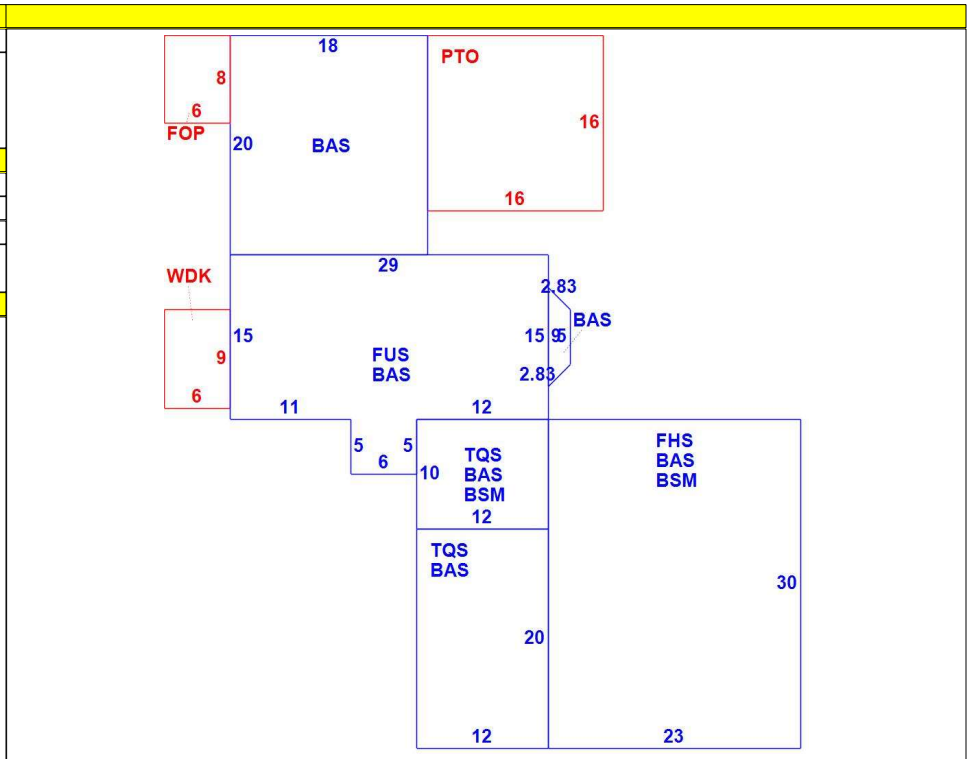
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0090				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	449,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	58,600
Appraised Land Value (Bldg)	1,088,600
Special Land Value	0
Total Appraised Parcel Value	1,596,500
Valuation Method	C
Total Appraised Parcel Value	1,596,500

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
287	10-31-2012	MS	Miscellaneous	6,000		100		REMOVE EXISTING CASEMEN	05-08-2023	SJD	9		01	Measure - No Entry
2	01-09-2012	MN	Maintenance	7,850		100		RPL EXISTING SLIDER	08-02-2013	BH			01	Measure - No Entry
74	03-08-2006	MS	Miscellaneous	5,000		100		6X8 C ENTRY PORCH	04-12-2013	VGS			20	Field Review
453	09-29-2005	MS	Miscellaneous	3,000	10-03-2006	100		5X7 STAIRS/LANDING	10-10-2012	KP	6		30	Quality Control
346	07-16-2004	AD	Addition	5,000	06-17-2005	100		BATHRM OVER GARAGE	10-03-2006	KP		1	00	Measure & Listed
56	02-15-2002	RM	Remodel	7,500	08-01-2003	100		REM BDRM & BATHROOM						
19990498	10-26-1999	RM	Remodel	5,000	07-07-2000	100		BATHRM&WINDOW&DOOR						

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	17,235	SF	17.25	1.00000	5	1.00	0090	3.661		1.0000	63.16	1,088,600
Total Card Land Units					0.40	AC	Parcel Total Land Area					0.40	Total Land Value			1,088,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	810	
Model	01	Residential	Bsmt Type	03	
Grade	06	Good	Unfin Area	0.00	Partial
Stories	1.75				
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			604,837
Interior Floor 2			Net Other Adj		27,985
Heat Fuel	02	Oil	Replace Cost		632,821
Heat Type	04	Forced Air-Duc	Year Built		1796
AC Type	03	Central	Effective Year Built		1992
Bedrooms	3		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		29
Total Rooms	9		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnd		449,300
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	03	Stone	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	810		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
FGR7	Garage - Fin U	L	728	98.00	1990	A	70	C	1.00	49,900
GNR	GENERATOR	L	1	12400.00	2005	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,889	1,889	1,889	191.65	362,020
BSM	Basement	0	810	162	38.33	31,047
FHS	Finished Half Story	345	690	345	95.82	66,118
FOP	Open Porch	0	48	7	27.95	1,342
FUS	Finished Upper Story	465	465	465	191.65	89,116
PTO	Patio	0	256	13	9.73	2,491
TQS	Three Quarter Story	270	360	270	143.73	51,745
WDK	Deck	0	54	5	17.75	958
Ttl Gross Liv / Lease Area		2,969	4,572	3,156		604,837

