

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ZOLTOWSKI SCOTT M			0 Water	0 Private	0 Average	Description	Code	Appraised	Assessed
ZOLTOWSKI MICHELLE F			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	605,900	605,900
7 FREEMAN PLACE				0 Light		RES LAND	1010	1,165,000	1,165,000
SUPPLEMENTAL DATA									
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3079 Total Acres .54 Chapter Lan GIS ID F_881126_2838269		Cyclical Exemption W District Res Exem Assoc Pid#					
						Total		1,770,900	1,770,900

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
ZOLTOWSKI SCOTT M		47330	0079	08-17-2016	Q	I	980,000	00	Year	Code	Assessed	Year	Code	Assessed
KELEHER WENDY W		LCC88	0	12-18-1995	Q	V	445,000	00	2023	1010	459,400	2022	1010	419,900
										1010	1,015,200	2021	1010	360,300
													1010	571,200
									Total		1,474,600	Total		1,116,900
									Total			Total		931,500

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)	605,900
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	1,165,000
Special Land Value	0
Total Appraised Parcel Value	1,770,900
Valuation Method	C
Total Appraised Parcel Value	1,770,900

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0090			

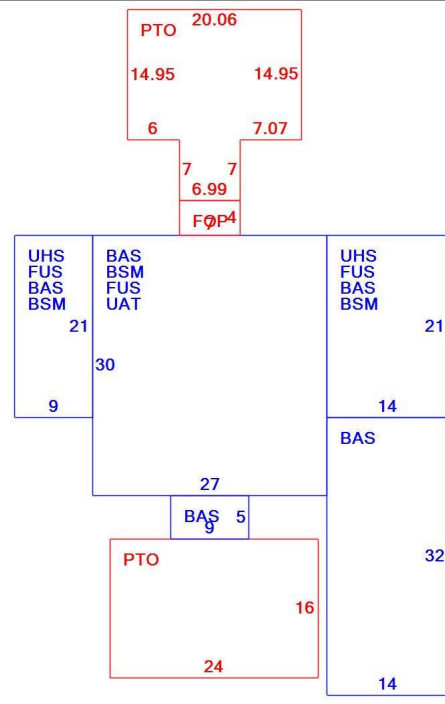
NOTES	
WATERVIEW NOW ALMOST COMPLETELY BLOCKED BY NEW CONSTRUCTION 7/2018 JLF	
OFFICE USED AS 5TH BEDROOM SEPTIC RATED FOR 4 BEDROOM 7/2016-JLF	

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
2018-109	04-02-2018	RM	Remodel	125,000	03-28-2019	100		KITCHEN		03-28-2019	SJT	5	1	00	Measure & Listed
200320	09-03-2003	AD	Addition			100		8 X 10 GARDEN SHED		07-30-2018	JLF	5		30	Quality Control
13918	12-07-1995	NC	New Construct	2,500	05-16-1996	100		9X5 ENTRY PORTICO		06-10-2016	JLF	7	1	00	Measure & Listed
										03-28-2014	JLF	2	1	06	Inspection Only
										04-12-2013	VGS			20	Field Review
										01-12-2012	K/S	0	1	00	Measure & Listed
										07-08-2008	BSB		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	23,522	SF	13.53	1.00000	5	1.00	0090	3.661		1.0000	49.53	1,165,000
Total Card Land Units					0.54	AC	Parcel Total Land Area					0.54	Total Land Value			1,165,000

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1293	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	241.00	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		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		808,083
Interior Floor 2			Replace Cost		33,440
Heat Fuel	03	Gas	Year Built		841,523
Heat Type	04	Forced Air-Duc	Effective Year Built		1939
AC Type	03	Central	Depreciation Code		1993
Bedrooms	4		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		28
Extra Fixtures	1		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		72
Extra Openings	0		Cns Sect Rcnld		605,900
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	2		Cost to Cure Ovr		
Bsmt Area	1293		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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,786	1,786	1,786	223.10	398,464
BSM	Basement	0	1,293	259	44.69	57,784
FOP	Open Porch	0	28	4	31.87	892
FUS	Finished Upper Story	1,293	1,293	1,293	223.10	288,473
PTO	Patio	0	733	37	11.26	8,255
UAT	Unfinished Attic	0	810	122	33.60	27,219
UHS	Unfinished Half Story	0	483	121	55.89	26,996
Ttl Gross Liv / Lease Area		3,079	6,426	3,622		808,083

