

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
WILKENS DEBORAH			0 Water	0 Private	0 Average	Description	Code	Appraised	Assessed
26 LADBROKE SQUARE			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	569,100	569,100
LONDON				0 Light		RES LAND	1010	1,442,400	1,442,400
W113NB		SUPPLEMENTAL DATA							
Alt Prcl ID		Cyclical		9					
Scnd Home 500424		Exemption		W					
Tax Class T		District		Res Exem					
Tot Fin Area 2366		Assoc Pid#							
Total Acres .22									
Chapter Lan									
GIS ID F_881042_2836141									
Total							2,011,500	2,011,500	

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WILKENS DEBORAH		28938 0307	08-26-2004	Q	I	982,500	00	Year	Code	Assessed	Year	Code	Assessed
ZILDJIAN ALEXANDER A		9869 0065	07-27-1990	Q	I	352,000	00	2023	1010	434,300	2022	1010	398,300
									1010	1,243,500		1010	839,600
								Total		1,677,800	Total		1,237,900
								Total			Total		1,112,700

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
0090			Batch

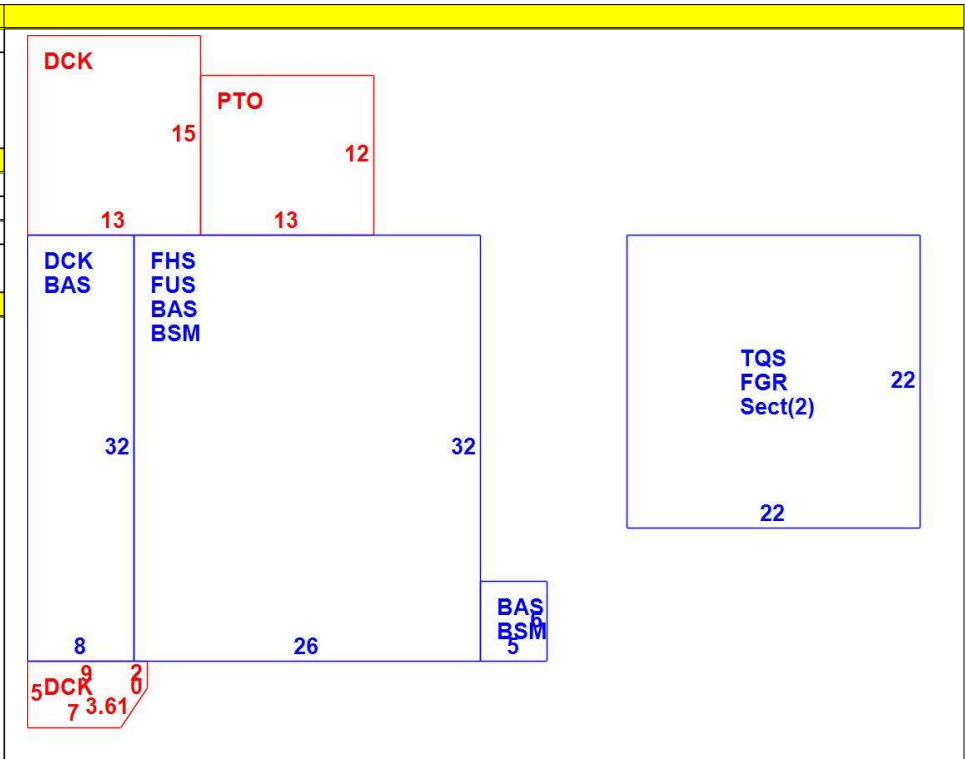
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	569,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	1,442,400
Special Land Value	0
Total Appraised Parcel Value	2,011,500
Valuation Method	C
Total Appraised Parcel Value	2,011,500

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
BP-19-323	10-07-2019	AD		77,440	03-12-2020	100		Construct a 22X22 garage with a	03-12-2020	SJT	5		05	Measure - Under Construct
BP-19-322	10-07-2019	DM		15,500	03-12-2020	100		DEMO GARAGE	04-02-2019	SJT	5		00	Measure & Listed
BP-19-324	10-03-2019	MN		26,560	03-12-2020	100		ROOF, RESIDE, DECKING & RA	05-25-2018	JLF	5		01	Measure - No Entry
2018-98	03-22-2018	MN	Maintenance	20,000	05-25-2018	100		WINDOW & DOOR REPLACEM	04-12-2013	VGS			20	Field Review
2017-72	03-20-2017	RM	Remodel	45,000	05-25-2018	100		RM DWELLING, 2 BATHROOMS	03-20-2004	KP		1	00	Measure & Listed
75	06-15-2011	MN	Maintenance	3,000		100		ROOF REPAIR						
107	05-18-2010	NC	New Construct	6,600		100		15X13 DECK						

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	9,583 SF	27.41	1.00000	5	1.00	0090	3.661		V150	1.5000	150.52	
Total Card Land Units					0.22	AC	Parcel Total Land Area					0.22	Total Land Value			1,442,400

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	862	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2.5		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	02	Shed	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		586,470
Interior Floor 2			Replace Cost		30,240
Heat Fuel	03	Gas	Year Built		750,592
Heat Type	05	Hot Water	Effective Year Built		1920
AC Type	03	Central	Depreciation Code		1992
Bedrooms	4		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	2		Depreciation %		29
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		71
Extra Openings	1		Cns Sect Rcnld		437,900
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	0		Cost to Cure Ovr		
Bsmt Area	862		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	1,118	1,118	1,118	226.00	252,668
BSM	Basement	0	862	172	45.10	38,872
DCK	Deck	0	493	49	22.46	11,074
FHS	Finished Half Story	416	832	416	113.00	94,016
FUS	Finished Upper Story	832	832	832	226.00	188,032
PTO	Patio	0	156	8	11.59	1,808
Ttl Gross Liv / Lease Area		2,366	4,293	2,595		586,470



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LONDON W113NB				0 Light		RES LAND	1010	1,442,400	1,442,400
SUPPLEMENTAL DATA									
Alt Prcl ID				Cyclical		9			
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Tax Class T				W					
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								Total		1,677,800		Total		1,237,900	
								Total				Total		1,112,700	

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

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Nbhd	Nbhd Name	B	Batch
0090			

NOTES			

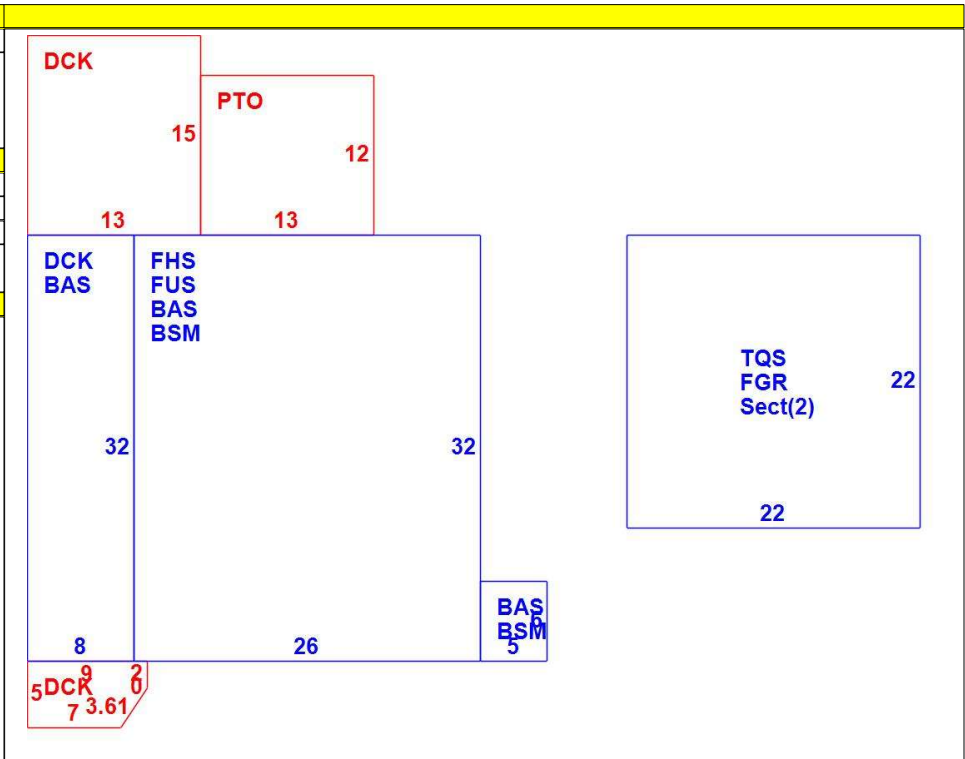
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Total Card Land Units					0.22	AC	Parcel Total Land Area					0.22	Total Land Value			1,442,400

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	0	
Model	01	Residential	Bsmt Type	01	
Grade	07	Very Good	Unfin Area	0.00	Slab
Stories	2.5		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
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		125,882
Interior Floor 2			Replace Cost		8,000
Heat Fuel	03	Gas	Year Built		750,592
Heat Type	05	Hot Water	Effective Year Built		2019
AC Type	06	Partial	Depreciation Code		2019
Bedrooms	1		Remodel Rating		G
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		2
Extra Fixtures	0		Functional Obsol		
Total Rooms	2		External Obsol		
Bath Style	03	Modern	Trend Factor		1,000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	0		Percent Good		98
Extra Openings	0		Cns Sect Rcnld		131,200
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	0		Cost to Cure Ovr		
Bsmt Area	0		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
FGR	Garage	0	484	194	90.59	43,844
TQS	Three Quarter Story	363	484	363	169.50	82,038
Ttl Gross Liv / Lease Area		363	968	557		125,882

