

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | |
|-------------------|--|---|------------|-------------|---|--------------------|---------|-----------|----------|
| HAMILTON JOHN C | | | 0 Water | 0 Arterial | 0 Average | Description | Code | Appraised | Assessed |
| HAMILTON LESLIE E | | | 0 No Sewer | 0 Paved | 0 Average | RESIDNTL | 1010 | 489,600 | 489,600 |
| 154 BAY RD | | SUPPLEMENTAL DATA | | | RES LAND | 1010 | 413,200 | 413,200 | |
| DUXBURY MA 02332 | | Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2813 Total Acres .46 Chapter Lan GIS ID F_876160_2833342 | | | Cyclical 7 Exemption W District Res Exem Assoc Pid# | RESIDNTL | 1010 | 1,000 | 1,000 |
| | | | | | | Total | | 903,800 | 903,800 |

VISION

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | |
|---------------------|--|-------------|------------|-----|-----|------------|----|--------------------------------|-------|----------|---------|-------|----------|---------|
| HAMILTON JOHN C | | LCC 76341 | 12-02-1987 | Q | I | 205,000 | 00 | Year | Code | Assessed | Year | Code | Assessed | |
| | | | | | | | | 2023 | 1010 | 389,200 | 2022 | 1010 | 358,400 | |
| | | | | | | | | | 1010 | 443,000 | | 1010 | 288,100 | |
| | | | | | | | | | 1010 | 700 | | 1010 | 700 | |
| | | | | | | Total | | 832,900 | Total | | 647,200 | Total | | 595,300 |

| 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 |
| 0060 | | | |

| APPRAISED VALUE SUMMARY | |
|-------------------------------|---------|
| Appraised Bldg. Value (Card) | 489,600 |
| Appraised Xf (B) Value (Bldg) | 0 |
| Appraised Ob (B) Value (Bldg) | 1,000 |
| Appraised Land Value (Bldg) | 413,200 |
| Special Land Value | 0 |
| Total Appraised Parcel Value | 903,800 |
| Valuation Method | C |
| Total Appraised Parcel Value | 903,800 |

| 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 |
| 93 | 03-11-2002 | AD | Addition | 10,000 | 05-17-2003 | 100 | | REMV GRNHSE/8x16 ADD | 04-12-2013 | VGS | | | 20 | Field Review |
| 14449 | 04-25-1997 | NC | New Construct | 13,000 | | 100 | | 22X24 GARAGE W STRGE | 05-17-2003 | KP | | 1 | 00 | Measure & Listed |
| 14283 | 11-08-1996 | NC | New Construct | 3,000 | | 100 | | FNDATN FOR 22X24GAR | | | | | | |
| 12944 | 09-28-1993 | NC | New Construct | 13,000 | | 100 | | 22X24 2BAY CAR HS/GA | | | | | | |
| 12475 | 07-31-1993 | AD | Addition | 18,000 | 01-01-1994 | 100 | | ADD TO SZ FAMILY RM | | | | | | |
| 12601 | 11-04-1992 | AD | Addition | 8,000 | 01-01-1994 | 100 | | SCREENED PORCH/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 | 20,038 SF | 15.38 | 1.00000 | 5 | 1.00 | 0060 | 1.341 | | 1.0000 | 20.62 | 413,200 |
| Total Card Land Units | | | | | 0.46 AC | Parcel Total Land Area | | | | | 0.46 | Total Land Value | | | 413,200 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|-----|--------------|---------------------------------|------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 00 | Gambrel | Bsmt Area | 775 | |
| Model | 01 | Residential | Bsmt Type | 04 | |
| Grade | 06 | Good | Unfin Area | 0.00 | Full |
| Stories | 2 | | | | |
| Occupancy | 1 | | | | |
| Exterior Wall 1 | 14 | Wood Shingle | | | |
| Exterior Wall 2 | | | | | |
| Roof Structure | 07 | Gambrel | | | |
| Roof Cover | 10 | Wood Shingle | | | |
| Interior Wall 1 | 05 | Drywall | | | |
| Interior Wall 2 | | | | | |
| Interior Floor 1 | 12 | Hardwood | | | |
| Interior Floor 2 | | | | | |
| Heat Fuel | 03 | Gas | | | |
| Heat Type | 05 | Hot Water | | | |
| AC Type | 01 | None | | | |
| Bedrooms | 4 | | | | |
| Full Baths | 3 | | | | |
| Half Baths | 0 | | | | |
| Extra Fixtures | 0 | | | | |
| Total Rooms | 8 | | | | |
| Bath Style | 02 | Average | | | |
| Kitchen Style | 02 | Average | | | |
| Extra Kitchens | 0 | | | | |
| Fireplaces | 2 | | | | |
| Extra Openings | 0 | | | | |
| Gas Fireplaces | 0 | | | | |
| Sq Ft Fin Bsmt | 0 | | | | |
| FBM Quality | | | | | |
| Foundation | 06 | Poured Conc | | | |
| Bsmt Garage | 0 | | | | |
| Bsmt Area | 775 | | | | |

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

| COST / MARKET VALUATION | |
|--------------------------|---------|
| Net Other Adj | 643,148 |
| Replace Cost | 27,550 |
| Year Built | 670,699 |
| Effective Year Built | 1950 |
| Depreciation Code | 1994 |
| Remodel Rating | G |
| Year Remodeled | |
| Depreciation % | 27 |
| Functional Obsol | |
| External Obsol | |
| Trend Factor | 1.000 |
| Condition | |
| Condition % | |
| Percent Good | 73 |
| Cns Sect Rcnd | 489,600 |
| 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 |
|------|-------------|-----|-------|------------|--------|----------|------|-------|------------|-------------|
| SHD1 | Shed | L | 68 | 21.00 | 1989 | A | 70 | C | 1.00 | 1,000 |

BUILDING SUB-AREA SUMMARY SECTION

| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
|----------------------------|-------------------------|-------------|------------|----------|-----------|----------------|
| BAS | First Floor | 1,539 | 1,539 | 1,539 | 201.36 | 309,895 |
| BSM | Basement | 0 | 775 | 155 | 40.27 | 31,211 |
| DCK | Deck | 0 | 248 | 25 | 20.30 | 5,034 |
| FEP | Finished Enclosed Porch | 0 | 120 | 72 | 120.82 | 14,498 |
| FGR | Garage | 0 | 576 | 230 | 80.40 | 46,313 |
| FHS | Finished Half Story | 288 | 576 | 288 | 100.68 | 57,992 |
| FOP | Open Porch | 0 | 160 | 24 | 30.20 | 4,833 |
| FUS | Finished Upper Story | 280 | 280 | 280 | 201.36 | 56,381 |
| TQS | Three Quarter Story | 581 | 775 | 581 | 150.96 | 116,991 |
| Ttl Gross Liv / Lease Area | | 2,688 | 5,049 | 3,194 | | 643,148 |

