

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
SCHROEDER JAMES E & ANNE D TT SCHROEDER FAMILY TRUST 52 BAY VIEW RD DUXBURY MA 02332		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	419,000	419,000	
		SUPPLEMENTAL DATA		0	Medium			RES LAND	1010	428,000	428,000	
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1534 Total Acres .46 Chapter Lan GIS ID F_876167_2834077		Cyclical 7 Exemption W District Res Exem Assoc Pid#				RESIDNTL	1010	46,400	1,400	
						Total				893,400	848,400	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SCHROEDER JAMES E & ANNE D TT SCHROEDER JAMES E KOTSIRIS VASILIOS B		49551 0119	03-01-2018	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
		38301 0319	03-05-2010	U	I	537,675	1	2023	1010	311,900	2022	1010	259,600	2021	1010	259,700
		33229 0147	08-22-2006	Q	I	442,000	00		1010	417,700		1010	360,800		1010	266,800
									1010	900		1010	900		1010	900
		Total						Total	730,500	Total	621,300	Total	527,400			

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

ASSESSING NEIGHBORHOOD				VISIT / CHANGE HISTORY				
Nbhd	Nbhd Name	B	Tracing	Batch	This signature acknowledges a visit by a Data Collector or Assessor			
0070								
NOTES				REAR GATED 5/2016				
APPRaised VALUE SUMMARY				Appraised Bldg. Value (Card) 419,000				
				Appraised Xf (B) Value (Bldg) 0				
				Appraised Ob (B) Value (Bldg) 46,400				
				Appraised Land Value (Bldg) 428,000				
				Special Land Value 0				
				Total Appraised Parcel Value 893,400				
				Valuation Method C				
				Total Appraised Parcel Value 893,400				

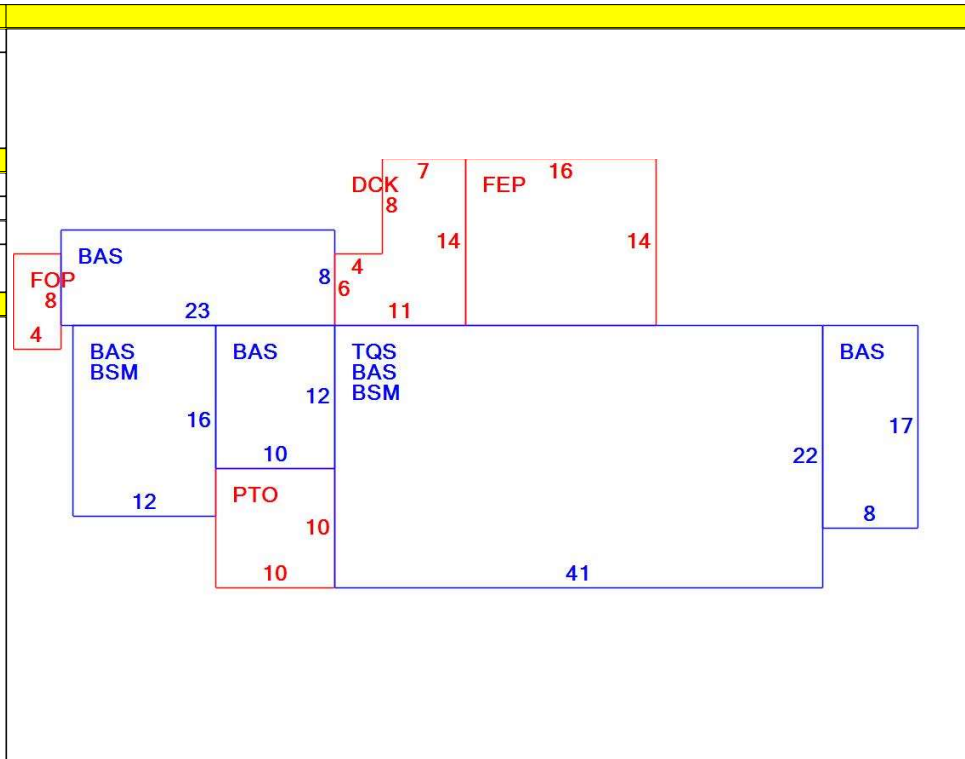
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
BP-20-69	05-12-2020	SP	Solar Panels	56,305	09-08-2020	100	09-08-2020	Install 30 Rooftop Solar Panels	09-04-2020	SJT	5		20	Field Review
2015-354	10-23-2015	NC	New Construct	136,000	05-18-2016	100		REMOVE ROOF ON MAIN HOU	09-17-2018	SJD			20	Field Review
390	12-07-2007	RM	Remodel	25,000		100		12X16'G TO FAM 374'	05-18-2016	JLF	5		01	Measure - No Entry
257	08-28-2007	NC	New Construct	20,000		100		REPL EXISTIN 3 SEARM	04-12-2013	VGS			20	Field Review
22	08-28-2007	MS	Miscellaneous	3,300		100		REPAIR SHED	08-27-2008	B/K		1	00	Measure & Listed
168	06-07-2007	AD	Addition	12,000		100		DECK 380'/RPL WIN&DR						
42	05-14-2007	MN	Maintenance	4,000		100		RPLC JALOUSIES 3 SRM						

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	0070	1.389		1.0000	21.36	428,000
Total Card Land Units					0.46 AC	Parcel Total Land Area					0.46	Total Land Value			428,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1094	
Model	01	Residential	Bsmt Type	00	
Grade	05	Ave/Good	Unfin Area	0.00	N/A
Stories	1				
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	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	5				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1094				

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

COST / MARKET VALUATION		
Net Other Adj		519,229
Replace Cost		17,940
Year Built		537,170
Effective Year Built		1950
Depreciation Code		1999
Remodel Rating		VG
Year Remodeled		
Depreciation %		22
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		78
Cns Sect Rcnd		419,000
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	96	21.00	1990	A	70	C	1.00	1,400
SLR	Solar Panels	L	30	1050.00	2020	E	100	C	1.00	45,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,534	1,534	1,534	200.79	308,004
BSM	Basement	0	1,094	219	40.19	43,972
DCK	Deck	0	122	12	19.75	2,409
FEP	Finished Enclosed Porch	0	224	134	120.11	26,905
FOP	Open Porch	0	32	5	31.37	1,004
PTO	Patio	0	100	5	10.04	1,004
TQS	Three Quarter Story	677	902	677	150.70	135,931
Ttl Gross Liv / Lease Area		2,211	4,008	2,586		519,229

