

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BONNER MICHAEL			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
BONNER LAURA SPINNIER			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	651,400	651,400
49 OAKWOOD RD		SUPPLEMENTAL DATA			RES LAND	1010	487,100	487,100	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2880 Total Acres .92 Chapter Lan GIS ID F_875499_2834628			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	14,900	14,900
						Total		1,153,400	1,153,400

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BONNER MICHAEL		LCC 116422	08-19-2011	Q	I	685,000	00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
								2023	1010	495,800	2022	1010	453,700	2021	1010	462,300
									1010	475,900		1010	401,600		1010	309,300
									1010	10,600		1010	10,600		1010	900
								Total		982,300	Total		865,900	Total		772,500

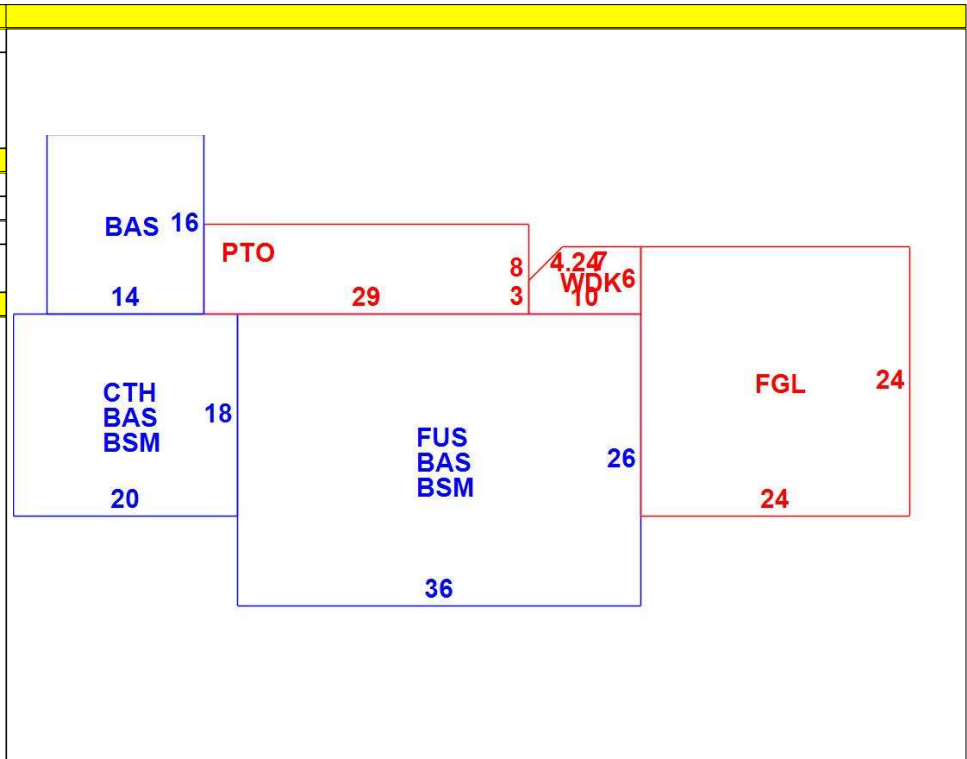
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
			Total				0.00													

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B		Tracing		Batch							
0070													
NOTES													
								Total Appraised Parcel Value				1,153,400	
								Valuation Method				C	
								Total Appraised Parcel Value				1,153,400	

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
QP-19-209	09-05-2019	MN	Maintenance	4,047		100		1 DOOR		03-11-2021	SJD	10	1	00	Measure & Listed
2014-121	07-07-2014	RM	Remodel	17,500		100		REPLACE 2 KITCHEN WINDOW		09-17-2018	SJD			20	Field Review
14864	03-27-1998	AD	Addition	20,000	08-14-1999	100		16X14 3 SEASON RM		04-12-2013	VGS			20	Field Review
										08-13-2008	BSB		1	08	Measure - Interior Refusal

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	40,075 SF	8.75	1.00000	5	1.00	0070	1.389			1.0000	12.15	487,100	
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value					487,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1296	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	2.5				
Occupancy	1		CONDO DATA		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2					B
					S
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		753,942
Interior Floor 2			Replace Cost		40,425
Heat Fuel	02	Oil	Year Built		794,365
Heat Type	05	Hot Water	Effective Year Built		1987
AC Type	06	Partial	Depreciation Code		2003
Bedrooms	4		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		18
Extra Fixtures	2		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		82
Extra Openings	0		Cns Sect Rcnld		651,400
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	240		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	05	Conc Block	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1296		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	168	21.00	2010	A	70	C	1.00	2,500
GNR	GENERATOR	L	1	12400.00	2021	E	100	C	1.00	12,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,520	1,520	1,520	246.63	374,874
BSM	Basement	0	1,296	259	49.29	63,877
CTH	Cathedral Ceiling	0	360	36	24.66	8,879
FGL	Garage 1 Sty w/Loft	0	576	288	123.31	71,029
FUS	Finished Upper Story	936	936	936	246.63	230,843
PTO	Patio	0	232	12	12.76	2,960
WDK	Deck	0	56	6	26.42	1,480
Ttl Gross Liv / Lease Area		2,456	4,976	3,057		753,942

