

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
HEINSTADT JOHN P TT			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA	
JOHN P HEINSTADT TRUST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	529,300	529,300		
46 BLODGETT AVE				0 Medium		RES LAND	1010	436,700	436,700		
SUPPLEMENTAL DATA											
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2778 Total Acres .51 Chapter Lan			Cyclical 7 Exemption W District Res Exem			RESIDNTL	1010	1,800	1,800
GIS ID F_876310_2834210		Assoc Pid#			Total			967,800	967,800		

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
HEINSTADT JOHN P TT		42910 0093	04-09-2013	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HEINSTADT JOHN P		6838 0001	06-09-1986	Q	I	200,000	00	2023	1010	398,000	2022	1010	333,900	2021	1010	322,500
									1010	426,300		1010	364,900		1010	271,700
									1010	1,200		1010	1,200		1010	1,200
								Total		825,500	Total		700,000	Total		595,400

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 529,300			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			Batch

NOTES										
<p>Appraised Land Value (Bldg) 436,700</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 967,800</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 967,800</p>										

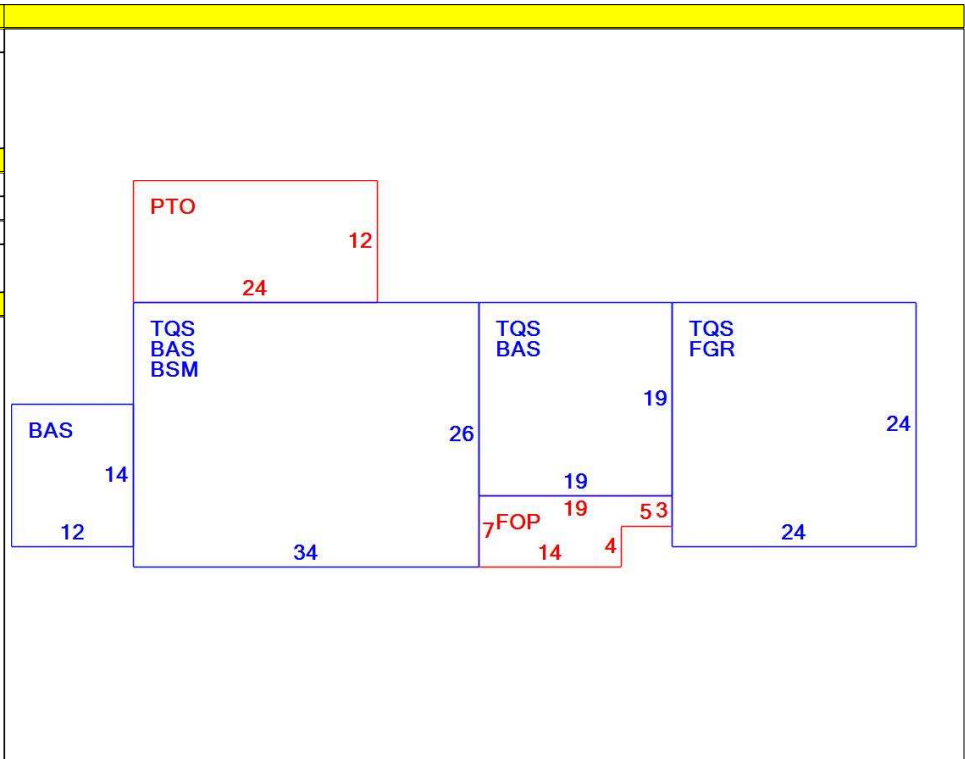
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
256	08-27-2007	RM	Remodel	7,500		100		BATHRM 5X7	09-17-2018	SJD			20	Field Review
19990533	11-26-1999	AD	Addition	10,000		100		SUNROOM	04-12-2013	VGS			20	Field Review
1	08-23-1996	MN	Maintenance	5,000		100		REPAIR FIRE DAMAGE	09-02-2008	KP		1	00	Measure & Listed
13751	06-24-1995	RM	Remodel	5,000		100		REM KIT & BATH						
11496	03-03-1990	AD	Addition			100		2 STY ADDN,GAR,RM/UP						

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	22,216 SF	14.15	1.00000	5	1.00	0070	1.389		1.0000	19.66	436,700	
Total Card Land Units					0.51	AC	Parcel Total Land Area					0.51	Total Land Value			436,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	884	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	3				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	544				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	884				

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

COST / MARKET VALUATION		
Net Other Adj		671,244
Replace Cost		44,080
Year Built		1955
Effective Year Built		1995
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		26
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		74
Cns Sect Rcnld		529,300
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	120	21.00	2000	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,413	1,413	1,413	208.66	294,830
BSM	Basement	0	884	177	41.78	36,932
FGR	Garage	0	576	230	83.32	47,991
FOP	Open Porch	0	113	17	31.39	3,547
PTO	Patio	0	288	14	10.14	2,921
TQS	Three Quarter Story	1,366	1,821	1,366	156.52	285,023
Ttl Gross Liv / Lease Area		2,779	5,095	3,217		671,244

