

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
MARTINSEN SUSAN HOLTY		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905
MARTINSEN ROY C		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	495,300	495,300	
83 BLODGETT AVE					0	Medium		RES LAND	1010	440,200	440,200	DUXBURY, MA
<b>SUPPLEMENTAL DATA</b>												<b>VISION</b>
Alt Prcl ID				Cyclical 7								
Scnd Home				Exemption 22E								
Tax Class T				W								
DUXBURY MA 02332	Total Acres .53				District							
Chapter Lan				Res Exem								
GIS ID F_876400_2834693				Assoc Pid#								
									Total	935,500	935,500	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MARTINSEN SUSAN HOLTY	LCC	118823	04-05-2013	U	I	170,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HOLTY DONALD E & LAURA W TT	0000	0000	10-12-1993	U	I	170,000	1F	2023	1010	369,700	2022	1010	311,800	2021	1010	313,400
HOLTY DONALD E	L83283	0	07-15-1992	Q	I	170,000	00		1010	429,700		1010	366,500		1010	273,600
								Total	799,400	Total	678,300	Total	587,000			

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2022	22E	22E VETERAN	1000.00																	
			Total																	
			1,000.00																	

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY													
Nbhd	Nbhd Name	B		Tracing		Batch											
0070																	
NOTES														Appraised Bldg. Value (Card)		495,300	
														Appraised Xf (B) Value (Bldg)		0	
														Appraised Ob (B) Value (Bldg)		0	
														Appraised Land Value (Bldg)		440,200	
														Special Land Value		0	
														Total Appraised Parcel Value		935,500	
														Valuation Method		C	
														Total Appraised Parcel Value		935,500	

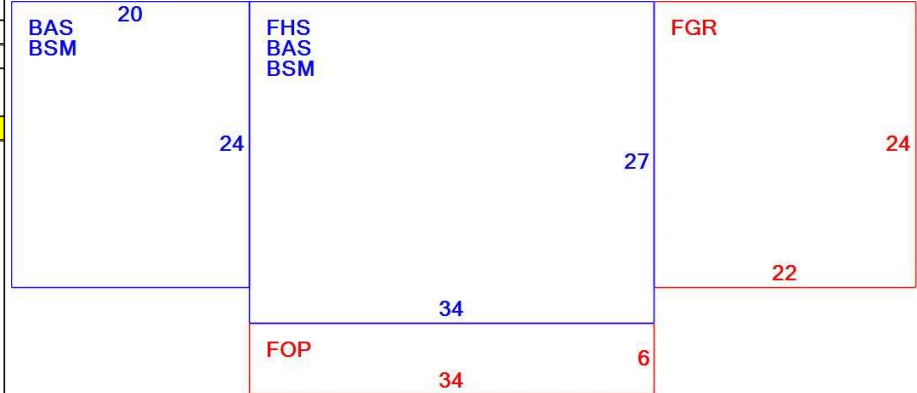
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
BPO-23-291	08-25-2023	SP	Solar Panels	46,300		0		25 ROOFTOP SOLAR PANELS		09-17-2018	SJD			20	Field Review
2014-104	04-25-2014	MN	Maintenance	12,000		100		REPLACEMENT OF CENTER B		08-13-2013	BH			00	Measure & Listed
2013-54	03-28-2013	NC	New Construct	285,000		100		SIN FAMILY DWELLING 1ST 13		04-12-2013	VGS			20	Field Review
2013-53	03-28-2013	DM	Demolish	13,500		100		DEMO EXISTING DWELLING		03-13-2013	AO	6	6	30	Quality Control
										04-17-2006	KP		1	00	Measure & Listed

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	23,087	SF	13.73	1.00000	5	1.00	0070	1.389		1.0000	19.07	440,200
Total Card Land Units					0.53	AC	Parcel Total Land Area					0.53	Total Land Value			440,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1110	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75				
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	03	Central			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	2				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	05	Conc Block			
Bsmt Garage	0				
Bsmt Area	1110				

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

COST / MARKET VALUATION		
Net Other Adj		521,769
Replace Cost		22,490
Year Built		544,259
Effective Year Built		2012
Depreciation Code		2012
Remodel Rating		A
Year Remodeled		
Depreciation %	9	
Functional Obsol		
External Obsol		
Trend Factor	1.000	
Condition		
Condition %		
Percent Good	91	
Cns Sect Rcnd	495,300	
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,398	1,398	1,398	219.32	306,614	
BSM	Basement	0	1,398	280	43.93	61,410	
FGR	Garage	0	528	211	87.65	46,277	
FHS	Finished Half Story	459	918	459	109.66	100,669	
FOP	Open Porch	0	204	31	33.33	6,799	
Ttl Gross Liv / Lease Area		1,857	4,446	2,379		521,769	

