

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BRADY KATHERINE M TT			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
KATHERINE M BRADY TRUST			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	603,800	603,800
PO BOX 2612				0 Medium		RES LAND	1010	500,500	500,500
DUXBURY MA 02331		<b>SUPPLEMENTAL DATA</b>							
Alt Prcl ID		Cyclical		9					
Scnd Home		Exemption							
Tax Class T		W							
Tot Fin Area 2682		District							
Total Acres .71		Res Exem							
Chapter Lan									
GIS ID F_878237_2833760		Assoc Pid#							
						Total		1,104,300	1,104,300

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BRADY KATHERINE M TT		46613 0338	02-23-2016	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
BRADY KATHERINE M		13949 0144	11-08-1995	Q	I	395,000	00	2023	1010	450,600	2022	1010	375,900
									1010	595,800	2021	1010	361,600
												1010	378,700
						Total		1,046,400	Total		836,900	Total	740,300

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	603,800
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	500,500
Special Land Value	0
Total Appraised Parcel Value	1,104,300
Valuation Method	C
Total Appraised Parcel Value	1,104,300

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0080				

NOTES									
5% PHYS OBS FOR DUCTLESS HEATING SYSTEM									

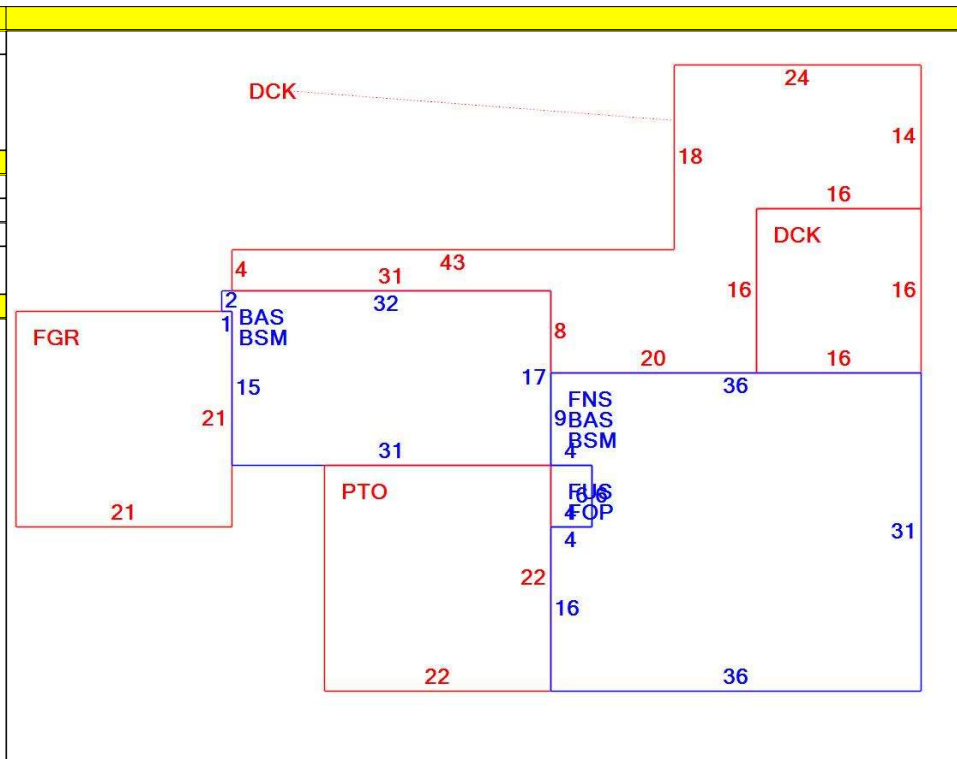
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
2016-203	10-12-2016	MN	Maintenance	11,776		100		REPLACE 4 DOORS & 1 WIND	04-12-2013	VGS			20	Field Review
									09-02-2008	BSB		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	30,928 SF	10.77	1.00000	5	1.00	0080	1.503		1.0000	16.18	500,500	
Total Card Land Units					0.71	AC	Parcel Total Land Area					0.71	Total Land Value			500,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1621	
Model	01	Residential	Bsmt Type	03	
Grade	07	Very Good	Unfin Area	0.00	Partial
Stories	1.85				
Occupancy	1				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	04	Forced Air-Duc			
AC Type	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	2				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1621				

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

COST / MARKET VALUATION	
Net Other Adj	761,982
Replace Cost	32,480
Year Built	794,462
Effective Year Built	1809
Depreciation Code	1997
Remodel Rating	VG
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnd	603,800
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	1,621	1,621	1,621	234.10	379,470
BSM	Basement	0	1,621	324	46.79	75,847
DCK	Deck	0	988	99	23.46	23,176
FGR	Garage	0	441	176	93.43	41,201
FNS	Finished 90% Story	983	1,092	983	210.73	230,116
FOP	Open Porch	0	24	4	39.02	936
FUS	Finished Upper Story	24	24	24	234.10	5,618
PTO	Patio	0	484	24	11.61	5,618
Ttl Gross Liv / Lease Area		2,628	6,295	3,255		761,982

