

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ELAMINE ADNAN K			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
MURRAY-ELAMINE PAMELA A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	750,200	750,200
55 CRESCENT ST		SUPPLEMENTAL DATA			RES LAND	1010	1,613,300	1,613,300	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3596 Total Acres 1.008 Chapter Lan			Cyclical 9 Exemption W District Res Exem	RESIDNTL	1010	56,700	56,700
GIS ID F_878534_2829981		Assoc Pid#			Total		2,420,200	2,420,200	

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DUXBURY, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ELAMINE ADNAN K		29464 0006	11-15-2004	Q	I	1,142,200	00	Year	Code	Assessed	Year	Code	Assessed
GODDARD RAY		13757 0115	08-14-1995	Q	I	495,000	00	2023	1010	559,500	2022	1010	466,500
ROBINSON DAVID W		10383 0307	07-18-1991	Q	I	369,900	00		1010	1,686,800		1010	1,147,600
									1010	35,100		1010	35,100
		Total						2,281,400		Total		1,649,200	
								Total				1,436,600	

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	

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0090				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	750,200
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	56,700
Appraised Land Value (Bldg)	1,613,300
Special Land Value	0
Total Appraised Parcel Value	2,420,200
Valuation Method	C
Total Appraised Parcel Value	2,420,200

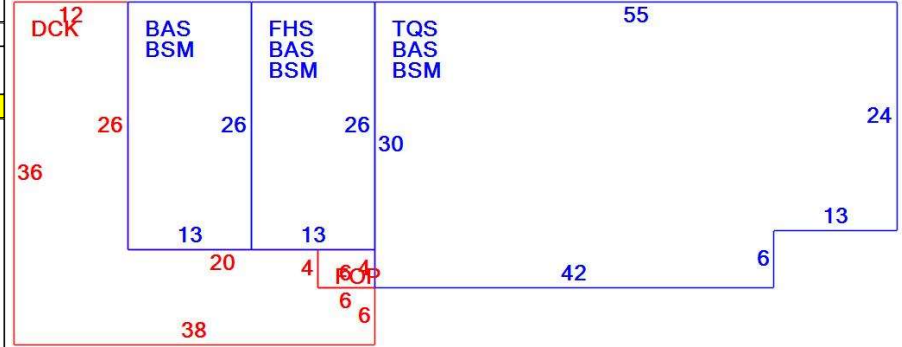
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-21-30	12-06-2021	MN	Maintenance	10,000		100	12-06-2021	STRIP & REROOF	04-12-2013	VGS			20	Field Review
178	08-17-2010	MS	Miscellaneous	35,000		100		INGRD 750'GUNITEPOOL	06-28-2011	KP		1	00	Measure & Listed
595	12-03-2004	AD	Addition	3,000		100		NEW ENTRY PRCH						
20000214	06-02-2000	RM	Remodel	15,000		100		FIN EX2ND FLOOR						
14699	10-15-1997	AD	Addition	15,000	12-30-1997	100		2 SHED DORMRS,NO INT						
13189	05-18-1994	NC	New Construct	4,300	05-20-1996	100		12X24 OPEN DECK						
12713	03-08-1993	RM	Remodel	16,000	01-01-1994	100		8X8 SHED.REROOF HSE						

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	40,000	SF	8.75	1.00000	5	1.00	0090	3.661	V125	1.2500	40.05	1,601,800
1	1010	Single Family	RC	Residual	0.090	AC	35,000.00	1.00000	5	1.00	0090	3.661		1.0000	2.93	11,500
Total Card Land Units					1.01	AC	Parcel Total Land Area					1.01	Total Land Value			1,613,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	2248	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very 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	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	3				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	2248				

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

COST / MARKET VALUATION	
Net Other Adj	912,724
Replace Cost	36,960
Year Built	1979
Effective Year Built	2000
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	79
Cns Sect Rcnd	750,200
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
SPL2	Ing Pool-Good	L	750	89.00	2010	G	85	C	1.00	56,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,248	2,248	2,248	221.70	498,373
BSM	Basement	0	2,248	450	44.38	99,763
DCK	Deck	0	668	67	22.24	14,854
FHS	Finished Half Story	169	338	169	110.85	37,467
FOP	Open Porch	0	24	4	36.95	887
TQS	Three Quarter Story	1,179	1,572	1,179	166.27	261,380
Ttl Gross Liv / Lease Area		3,596	7,098	4,117		912,724



55 CRESCENT ST