

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ANDERSON VICKY L TT			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
VICKY L ANDERSON REVOCABLE T			0 Septic	0 Paved	0 Average	RESIDNTL	1010	477,300	477,300
41 WASHINGTON ST		SUPPLEMENTAL DATA			0 Heavy	RES LAND	1010	1,188,200	1,188,200
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2735 Total Acres .6 Chapter Lan			Cyclical 9 Exemption W District Res Exem	RESIDNTL	1010	1,800	1,800
GIS ID F_878641_2834725		Assoc Pid#			Total		1,667,300	1,667,300	

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ANDERSON VICKY L TT	LCC	131442	01-21-2021	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed
ANDERSON VICKY L TT	LCC	103707	07-18-2003	Q	I	590,000	00	2023	1010	365,800	2022	1010	300,800
GRUNWALD JAMES P	LCC	91610	06-26-1997	Q	I	294,900	00		1010	1,035,800		1010	706,800
									1010	1,200		1010	1,200
		Total						Total		1,402,800	Total		1,008,800
								Total			Total		884,400

EXEMPTIONS			OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount
		Total	0.00				

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	477,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,800
Appraised Land Value (Bldg)	1,188,200
Special Land Value	0
Total Appraised Parcel Value	1,667,300
Valuation Method	C
Total Appraised Parcel Value	1,667,300

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0090			

NOTES							

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
441	09-17-2004	AD	Addition	136,000		100		AD-SCR PRCH,ENTRY OP GR	04-12-2013	VGS			20	Field Review
358	07-22-2004	NC	New Construct	10,000		100		20X29+15X12FNDTN	05-22-2006	KP		1	00	Measure & Listed
13081	02-02-1994	RM	Remodel	9,600	10-12-1995	100		RM KIT, BATH						
12279	04-16-1992	DM	Demolish	1,000	10-12-1995	100		DEMOLITION BARN FILL						

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	26,136	SF	12.42	1.00000	5	1.00	0090	3.661		1.0000	45.46	1,188,200
Total Card Land Units					0.60	AC	Parcel Total Land Area					0.60	Total Land Value			1,188,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	1315	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
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	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	05	Conc Block			
Bsmt Garage	0				
Bsmt Area	1315				

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

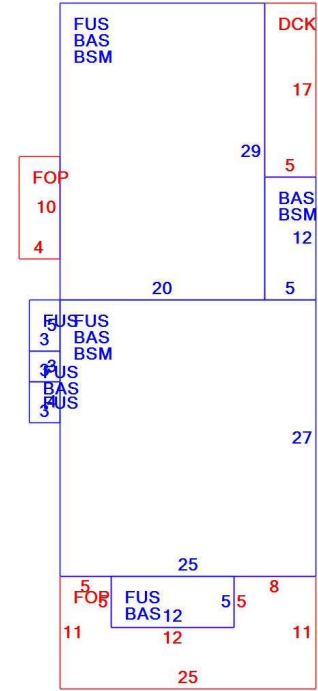
COST / MARKET VALUATION	
Net Other Adj	654,075
Replace Cost	18,125
Year Built	672,200
Effective Year Built	1900
Depreciation Code	1992
Remodel Rating	G
Year Remodeled	
Depreciation %	29
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	71
Cns Sect Rcnd	477,300
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	1990	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	1,384	1,384	1,384	214.80	297,287
BSM	Basement	0	1,315	263	42.96	56,493
DCK	Deck	0	85	9	22.74	1,933
FOP	Open Porch	0	255	38	32.01	8,163
FUS	Finished Upper Story	1,351	1,351	1,351	214.80	290,199
Ttl Gross Liv / Lease Area		2,735	4,390	3,045		654,075



41 WASHINGTON ST

