

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | |
|--------------------------|----|-------|---|-------------|---|--------------------|------|-----------|----------|
| BURNS PHILLIP J | | | 0 Water | 0 Two-Way | 0 Average | Description | Code | Appraised | Assessed |
| BURNS ANNE E | | | 0 No Sewer | 0 Paved | 0 Average | RESIDENTL | 1010 | 278,300 | 278,300 |
| 31 STANDISH ST | | | | 0 Medium | | RES LAND | 1010 | 391,300 | 391,300 |
| SUPPLEMENTAL DATA | | | | | | | | | |
| DUXBURY | MA | 02332 | Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1683 Total Acres .27 Chapter Lan GIS ID F_878331_2834132 | | Cyclical 9 Exemption W District Res Exem Assoc Pid# | | | | |
| | | | | | | Total | | 669,600 | 669,600 |

905
 DUXBURY, MA
VISION

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | |
|---------------------|--|-------------|------------|-----|-----|------------|----|--------------------------------|------|----------|-------|------|----------|-------|---------|
| BURNS PHILLIP J | | 15295 0133 | 07-02-1997 | Q | I | 259,000 | 00 | Year | Code | Assessed | Year | Code | Assessed | | |
| HANSMAN JAMES A | | 10611 0339 | 11-27-1991 | Q | I | 185,000 | 00 | 2023 | 1010 | 214,400 | 2022 | 1010 | 177,100 | | |
| | | | | | | | | | 1010 | 463,400 | | 1010 | 357,200 | | |
| | | | | | | | | Total | | 677,800 | Total | | 534,300 | Total | 491,600 |

| EXEMPTIONS | | | OTHER ASSESSMENTS | | | | This signature acknowledges a visit by a Data Collector or Assessor | | | | | | | | | |
|------------------------|------|-------------|-------------------|------|-------------|---------|---|----------|--|--|--|-------------------------------|--|---------|--|--|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm Int | | | | | | | | |
| | | Total | 0.00 | | | | | | | | | | | | | |
| ASSESSING NEIGHBORHOOD | | | | | | | | | | | | APPRAISED VALUE SUMMARY | | | | |
| Nbhd | | Nbhd Name | | B | | Tracing | | Batch | | | | Appraised Bldg. Value (Card) | | 278,300 | | |
| 0080 | | | | | | | | | | | | Appraised Xf (B) Value (Bldg) | | 0 | | |
| | | | | | | | | | | | | Appraised Ob (B) Value (Bldg) | | 0 | | |
| | | | | | | | | | | | | Appraised Land Value (Bldg) | | 391,300 | | |
| | | | | | | | | | | | | Special Land Value | | 0 | | |
| | | | | | | | | | | | | Total Appraised Parcel Value | | 669,600 | | |
| | | | | | | | | | | | | Valuation Method | | C | | |
| | | | | | | | | | | | | Total Appraised Parcel Value | | 669,600 | | |

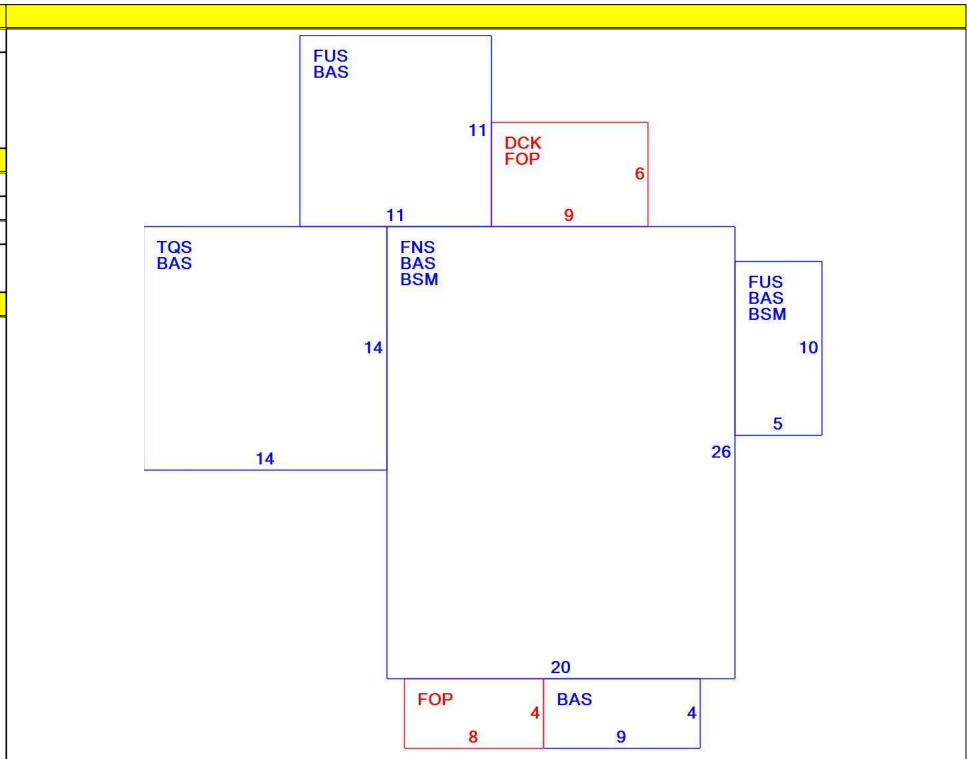
| BUILDING PERMIT RECORD | | | | | | | | | | VISIT / CHANGE HISTORY | | | | | |
|------------------------|------------|------|-------------|--------|------------|--------|-----------|--------------------|--|------------------------|-----|------|----|----|------------------|
| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments | | Date | Id | Type | Is | Cd | Purpose/Result |
| 27 | 04-04-2006 | MN | Maintenance | 9,600 | | 100 | | ROOF | | 09-22-2016 | SJD | 6 | 1 | 20 | Field Review |
| 11382 | 10-04-1989 | AD | Addition | 20,000 | 05-09-1990 | 100 | | 2-STY ADD'N & DECK | | 04-12-2013 | VGS | | | 20 | Field Review |
| | | | | | | | | | | 07-03-2008 | 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 | 11,761 SF | 23.30 | 1.00000 | 5 | 1.00 | 0080 | 1.503 | TRAFFIC | E95 | 0.9500 | 33.27 | |
| Total Card Land Units | | | | | 0.27 | AC | Parcel Total Land Area | | | | | 0.27 | Total Land Value | | | 391,300 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|------|--------------|---------------------------------|------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 06 | Conventional | Bsmt Area | 570 | |
| Model | 01 | Residential | Bsmt Type | 04 | |
| Grade | 05 | Ave/Good | Unfin Area | 0.00 | Full |
| Stories | 1.85 | | | | |
| 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 | 05 | Hot Water | | | |
| AC Type | 01 | None | | | |
| Bedrooms | 3 | | | | |
| Full Baths | 2 | | | | |
| Half Baths | 0 | | | | |
| Extra Fixtures | 1 | | | | |
| Total Rooms | 6 | | | | |
| Bath Style | 02 | Average | | | |
| Kitchen Style | 02 | Average | | | |
| Extra Kitchens | 0 | | | | |
| Fireplaces | 1 | | | | |
| Extra Openings | 0 | | | | |
| Gas Fireplaces | 0 | | | | |
| Sq Ft Fin Bsmt | 0 | | | | |
| FBM Quality | | | | | |
| Foundation | 04 | Brick | | | |
| Bsmt Garage | 0 | | | | |
| Bsmt Area | 570 | | | | |

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

| COST / MARKET VALUATION | | |
|--------------------------|--|---------|
| Net Other Adj | | 397,455 |
| Replace Cost | | 17,940 |
| Year Built | | 415,395 |
| Effective Year Built | | 1890 |
| Depreciation Code | | 1988 |
| Remodel Rating | | A |
| Year Remodeled | | |
| Depreciation % | | 33 |
| Functional Obsol | | |
| External Obsol | | |
| Trend Factor | | 1.000 |
| Condition | | |
| Condition % | | |
| Percent Good | | 67 |
| Cns Sect Rcnld | | 278,300 |
| 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 | 923 | 923 | 923 | 215.89 | 199,267 |
| BSM | Basement | 0 | 570 | 114 | 43.18 | 24,612 |
| DCK | Deck | 0 | 54 | 5 | 19.99 | 1,079 |
| FNS | Finished 90% Story | 468 | 520 | 468 | 194.30 | 101,037 |
| FOP | Open Porch | 0 | 86 | 13 | 32.63 | 2,807 |
| FUS | Finished Upper Story | 171 | 171 | 171 | 215.89 | 36,917 |
| TQS | Three Quarter Story | 147 | 196 | 147 | 161.92 | 31,736 |
| Ttl Gross Liv / Lease Area | | 1,709 | 2,520 | 1,841 | | 397,455 |



31 STANDISH ST

