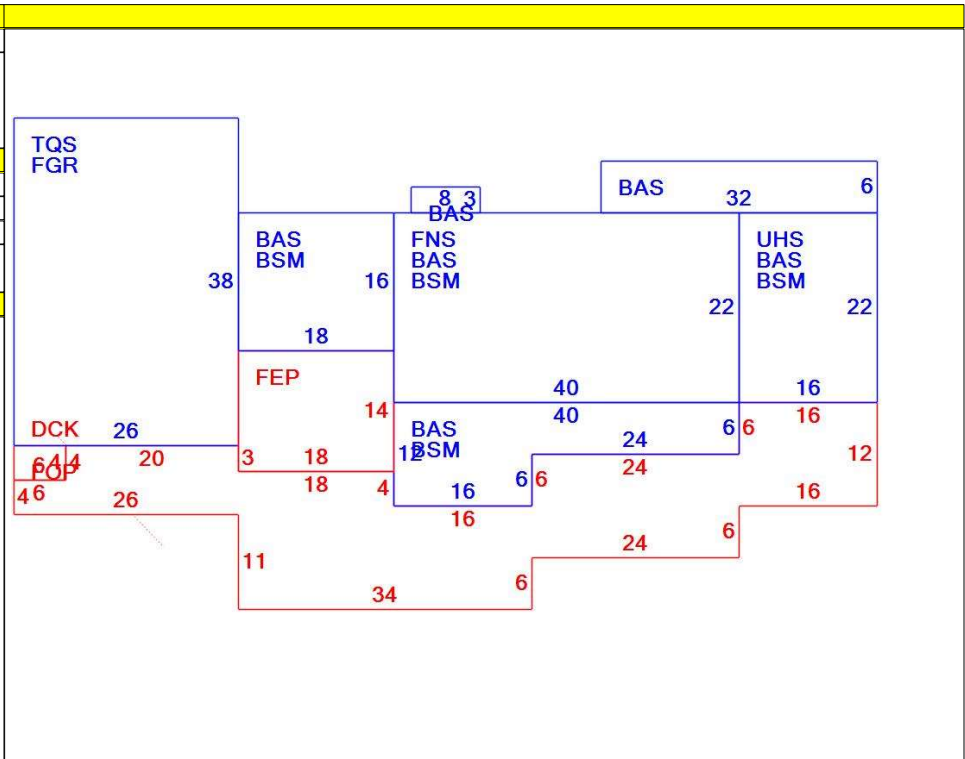


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT																															
KEOHAN PETER A DEMORE DENISE A 57 CRESCENT ST  DUXBURY MA 02332		0	Water	0	Two-Way	0	Average	RESIDENTL RES LAND		Description Code		Appraised Assessed																													
		0	No Sewer	0	Paved	0	Average																																		
<b>SUPPLEMENTAL DATA</b>																																									
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3605 Total Acres 1.258 Chapter Lan GIS ID F_878594_2830233						Cyclical 9 Exemption W District Res Exem Assoc Pid#																																			
										Total		2,447,700		2,447,700																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
KEOHAN PETER A				15250 0035		06-16-1997		Q I		620,000 00		Year		Code		Assessed		Year		Code		Assessed																			
												2023		1010 1010		613,000 1,714,700		2022		1010 1010		561,900 1,166,700		2021		1010 1010		469,500 985,300													
										Total		2,327,700		Total		1,728,600		Total		1,454,800																					
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor																													
Year		Code		Description		Amount		Code		Description										Number		Amount		Comm Int																	
												<b>APPRAISED VALUE SUMMARY</b>																													
Total				0.00										Appraised Bldg. Value (Card)				802,300																							
												Appraised Xf (B) Value (Bldg)				0																									
												Appraised Ob (B) Value (Bldg)				0																									
												Appraised Land Value (Bldg)				1,645,400																									
												Special Land Value				0																									
												Total Appraised Parcel Value				2,447,700																									
												Valuation Method				C																									
										Total Appraised Parcel Value				2,447,700																											
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													
253		12-17-2009		RM		Remodel		50,000				100				FINISH QP2009/167		04-12-2013		VGS				20		Field Review															
167		11-12-2009		MN		Maintenance		25,000				100				WOOD SIDING 18WINDOW		09-21-2010		KP		1		00		Measure & Listed															
34		04-21-2009		MN		Maintenance		20,000				100				ROOF 35 SQUARES																									
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		0.340 AC		35,000.00		1.00000		5		1.00		0090		3.661						1.0000		2.94		43,600									
										Total Card Land Units		1.26 AC												Parcel Total Land Area		1.26												Total Land Value		1,645,400	

VISION

905  
DUXBURY, MA

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1856	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	176.00	Full
Stories	1.9		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		951,880
Interior Floor 2			Replace Cost		63,680
Heat Fuel	02	Oil	Year Built		1,015,559
Heat Type	05	Hot Water	Effective Year Built		1981
AC Type	01	None	Depreciation Code		2000
Bedrooms	6		Remodel Rating		G
Full Baths	3		Year Remodeled		
Half Baths	2		Depreciation %		21
Extra Fixtures	1		Functional Obsol		
Total Rooms	11		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnd		802,300
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	720		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1856		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	2,072	2,072	2,072	201.33	417,152
BSM	Basement	0	1,856	371	40.24	74,693
DCK	Deck	0	1,144	114	20.06	22,951
FEP	Finished Enclosed Porch	0	252	151	120.64	30,401
FGR	Garage	0	988	395	80.49	79,525
FNS	Finished 90% Story	792	880	792	181.20	159,452
FOP	Open Porch	0	24	4	33.55	805
TQS	Three Quarter Story	741	988	741	151.00	149,184
UHS	Unfinished Half Story	0	352	88	50.33	17,717
Ttl Gross Liv / Lease Area		3,605	8,556	4,728		951,880



57 CRESCENT ST

