

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MEIER JONATHAN W			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
POST CATHERINE A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	937,100	937,100
63 BAY RD		SUPPLEMENTAL DATA			0 Heavy	RES LAND	1010	731,200	731,200
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3104 Total Acres .958 Chapter Lan GIS ID F_877621_2833822			Cyclical 7 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	40,800	40,800
						Total		1,709,100	1,709,100

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MEIER JONATHAN W		49519 0318	02-21-2018	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
POST CATHERINE A		43234 0064	06-20-2013	Q	I	995,000	00	2023	1010	712,800	2022	1010	659,400
CIPRIANI ROBERT A & GREER KATHLEE		18313 0066	02-29-2000	Q	I	622,000	00		1010	714,400		1010	602,800
DEVINE SEAN F		16461 0260	07-31-1998	Q	I	520,000	00		1010	25,300		1010	25,300
MURDOUGH ROBERT A		13783 0295	08-25-1995	U	V	1	1F	Total		1,452,500	Total		1,287,500
								Total			Total		1,134,200

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)	937,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	40,800
Appraised Land Value (Bldg)	731,200
Special Land Value	0
Total Appraised Parcel Value	1,709,100
Valuation Method	C
Total Appraised Parcel Value	1,709,100

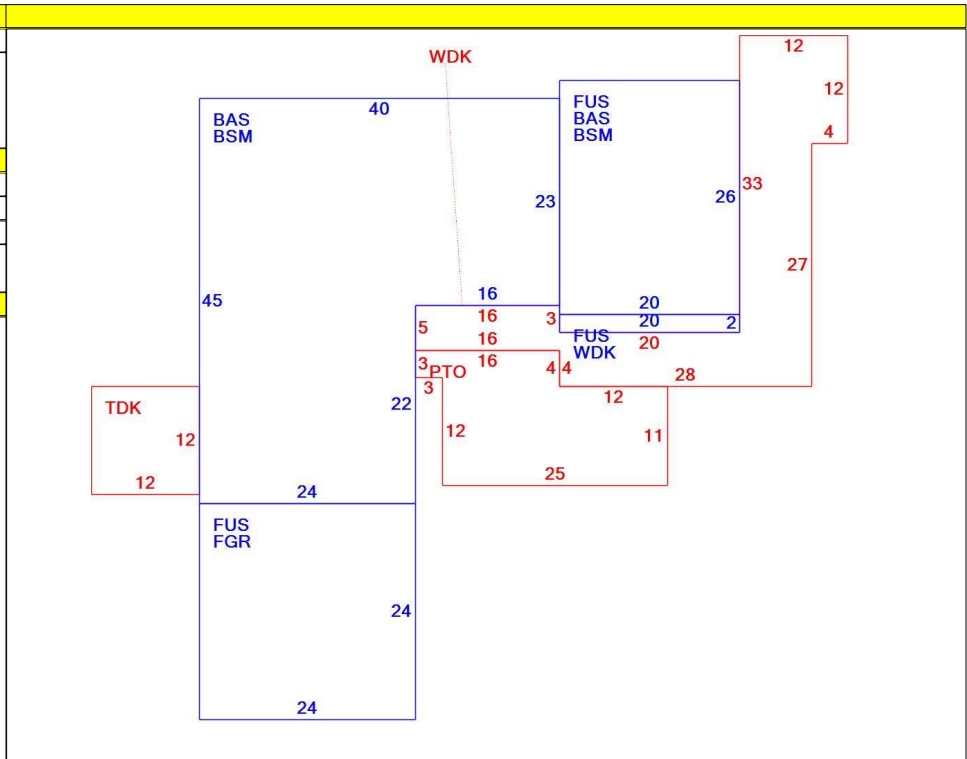
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

NOTES									
RANCH HOUSE WITH TWO STY ADDITION									

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
2017-19	10-25-2017	MS	Miscellaneous	4,000		100		10' X 12' UTILITY BLDG	04-14-2014	SJD	9		01	Measure - No Entry
2013-157	07-09-2013	RM	Remodel	37,976		100		REMODEL KITCHEN	04-12-2013	VGS			20	Field Review
2013-143	07-01-2013	NC	New Construct	46,300		100		16X32 HEATED-IN GRD GUNIT	09-20-2010	KP		1	00	Measure & Listed
138	07-30-2009	MN	Maintenance	20,000		100		RPL 2 WINDOWS						
20000024	02-28-2000	NC	New Construct	30,000		100		BDRM O GAR						

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	0070	1.389		18.23	729,300	
1	1010	Single Family	RC	Residual	0.040	AC	35,000.00	1.00000	5	1.00	0070	1.389	V150	1.0000	1.09	
Total Card Land Units					0.96	AC	Parcel Total Land Area					0.96	Total Land Value		731,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1968	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			990,240
Interior Floor 2			Net Other Adj		51,015
Heat Fuel	03	Gas	Replace Cost		1,041,255
Heat Type	05	Hot Water	Year Built		1963
AC Type	03	Central	Effective Year Built		2011
Bedrooms	4		Depreciation Code		R
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		10
Total Rooms	9		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	0		Percent Good		90
Gas Fireplaces	0		Cns Sect Rcnd		937,100
Sq Ft Fin Bsmt	270		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1968		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	512	89.00	2013	G	85	C	1.00	38,700
SHD1	Shed	L	120	21.00	2017	G	85	C	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,968	1,968	1,968	259.29	510,289
BSM	Basement	0	1,968	394	51.91	102,161
FGR	Garage	0	576	230	103.54	59,637
FUS	Finished Upper Story	1,136	1,136	1,136	259.29	294,557
PTO	Patio	0	336	17	13.12	4,408
TDK	Trex Deck	0	144	14	25.21	3,630
WDK	Deck	0	600	60	25.93	15,558
Ttl Gross Liv / Lease Area		3,104	6,728	3,819		990,240

