

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
STEVENS RICHARD A			0 Water	0 Two-Way	0 Very Good	Description	Code	Appraised	Assessed
STEVENS SUSAN J			0 Septic	0 Paved	0 Very Good	RESIDNTL	1010	710,700	710,700
25 BAY VIEW RD		SUPPLEMENTAL DATA			RES LAND	1010	562,300	562,300	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2773 Total Acres .984 Chapter Lan GIS ID F_876676_2834110			Cyclical 7 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	11,300	11,300
						Total	1,284,300	1,284,300	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
STEVENS RICHARD A		13816 307	09-07-1995	Q	I	455,000	00	Year	Code	Assessed	Year	Code	Assessed
CONLEY FREDERICK C		11204 48	08-21-1992	Q	I	415,000	00	2023	1010	560,800	2022	1010	513,200
									1010	549,500		1010	463,600
									1010	8,000		1010	8,000
						Total	1,118,300	Total	984,800	Total	918,200		

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								APPRAISED VALUE SUMMARY				
												Appraised Bldg. Value (Card) 710,700			
												Appraised Xf (B) Value (Bldg) 0			
												Appraised Ob (B) Value (Bldg) 11,300			
												Appraised Land Value (Bldg) 562,300			
												Special Land Value 0			
												Total Appraised Parcel Value 1,284,300			
												Valuation Method C			
						Total Appraised Parcel Value	1,284,300								

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	
BP-19-289	11-06-2019	RM		130,000	05-20-2020	100		KITCHEN, 1/2 BATH AND LAUN STRIP & REROOF (30) SQUAR 2-STY HSE W/2 CAR GR	03-10-2021	SJD	6	1	07	Measure - Info @ Door	
2015-246	10-20-2015	MN	Maintenance	26,185		100			05-20-2020	SJT	5			01	Measure - No Entry
11079	12-12-1988	NC	New Construct		05-20-1996	100			09-17-2018	SJD				20	Field Review
									04-12-2013	VGS				20	Field Review
									08-14-1999	REC		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	40,000 SF	8.75	1.00000	5	1.00	0070	1.389	WATER VIEW OF KINGSTON	V115	1.1500	13.98	
1	1010	Single Family	RC	Residual	0.067 AC	35,000.00	1.00000	5	1.00	0070	1.389					1.0000
Total Card Land Units					0.98 AC	Parcel Total Land Area					0.98	Total Land Value				562,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1372	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2	21	Stone/Masonry			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			822,209
Interior Floor 2			Net Other Adj		44,450
Heat Fuel	03	Gas	Replace Cost		866,659
Heat Type	05	Hot Water	Year Built		1989
AC Type	03	Central	Effective Year Built		2003
Bedrooms	3		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		18
Total Rooms	9		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	03	Modern	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		82
Gas Fireplaces	0		Cns Sect Rcnld		710,700
Sq Ft Fin Bsmt	300		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1372		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	176	21.00	2010	A	70	C	1.00	2,600
GNR	GENERATOR	L	1	12400.00	2010	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,594	1,594	1,594	258.48	412,009
BSM	Basement	0	1,594	319	51.73	82,454
CAN	Canopy	0	37	4	27.94	1,034
CTH	Cathedral Ceiling	0	280	28	25.85	7,237
FOP	Open Porch	0	42	6	36.93	1,551
FUS	Finished Upper Story	1,179	1,179	1,179	258.48	304,742
PRG	Pergola	0	72	7	25.13	1,809
TDK	Trex Deck	0	443	44	25.67	11,373
Ttl Gross Liv / Lease Area		2,773	5,241	3,181		822,209

