

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
PADULA JOSEPH D & BARBIERE J A  11 MASSASOIT RD  DUXBURY MA 02332		0	Water	0	Dead End	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	475,600	475,600
				0	Light			RES LAND	1010	992,200	992,200
<b>SUPPLEMENTAL DATA</b>						RESIDNTL	1010	14,600	14,600	905  DUXBURY, MA	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1980 Total Acres .31 Chapter Lan  GIS ID F_880805_2829377				Cyclical 9 Exemption W District Res Exem  Assoc Pid#		Total		1,482,400	1,482,400	<b>VISION</b>	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
PADULA JOSEPH D & BARBIERE J A		11618 0289	01-29-1993	Q	I	285,000	00	Year	Code	Assessed	Year	Code	Assessed
STRATTON N NORCROSS III		5394 0169	01-15-1993	Q	I	285,000	00	2023	1010	361,400	2022	1010	330,400
STRATTON N NORCROSS III		5394 0169	07-06-1983	Q	I	137,500	00		1010	1,131,200		1010	1,032,800
									1010	8,600		1010	8,600
								Total		1,501,200	Total		1,371,800
								Total			Total		904,500

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0100				

  

APPRAISED VALUE SUMMARY									
Appraised Bldg. Value (Card)									475,600
Appraised Xf (B) Value (Bldg)									0
Appraised Ob (B) Value (Bldg)									14,600
Appraised Land Value (Bldg)									992,200
Special Land Value									0
Total Appraised Parcel Value									1,482,400
Valuation Method									C
Total Appraised Parcel Value									1,482,400

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
QPO-22-24	10-19-2022	MN	Maintenance	30,581		100	10-19-2022	REPLACE 10 WINDOWS		03-06-2023	SJT	10		00	Measure & Listed
QP-19-316	12-16-2019	MN		22,665		100		REPLACE 1 DOOR & 8 WINDO		04-12-2013	VGS			20	Field Review
										09-09-2008	BSB			01	Measure - No Entry

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	13,504 SF	20.88	1.00000	5	1.00	0100	3.519			1.0000	73.47	
Total Card Land Units					0.31	AC	Parcel Total Land Area					0.31	Total Land Value			992,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1216	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			591,550
Interior Floor 2			Net Other Adj		60,000
Heat Fuel	03	Gas	Replace Cost		651,550
Heat Type	05	Hot Water	Year Built		1981
AC Type	03	Central	Effective Year Built		1994
Bedrooms	4		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		27
Total Rooms	7		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		73
Gas Fireplaces	1		Cns Sect Rcnld		475,600
Sq Ft Fin Bsmt	856		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1216		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

DCK	CTH BAS BSM			
14	14			
FUS BAS BSM	BSM	20	24	24
14	34		5	
FUS	34		2	

**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	140	21.00	1986	A	70	C	1.00	2,100
PTO	Patio	L	465	15.00	1986	F	55	C	1.00	3,800
GNR	GENERATOR	L	1	12400.00	2015	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	1,096	1,096	1,096	260.48	285,486
BSM	Basement	0	1,216	243	52.05	63,297
CTH	Cathedral Ceiling	0	280	28	26.05	7,293
DCK	Deck	0	196	20	26.58	5,210
FUS	Finished Upper Story	884	884	884	260.48	230,264
Ttl Gross Liv / Lease Area		1,980	3,672	2,271		591,550

