

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BRASINGTON HEATHER R 225 LINCOLN ST A4 DUXBURY MA 02332			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	101,500	101,500
				0 Light	0 Ocean Vw	RES LAND	1010	390,900	390,900
SUPPLEMENTAL DATA						RESIDNTL	1010	700	700
Alt Prcl ID		Cyclical		8					
Scnd Home 500211		Exemption							
Tax Class T		W							
Tot Fin Area 606		District SEAWALL 2							
Total Acres .057		Res Exem							
Chapter Lan									
GIS ID F_887504_2848802		Assoc Pid#							
						Total		493,100	493,100

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BRASINGTON HEATHER R		36080 0002	06-16-2008	U	I	1	1	Year	Code	Assessed	Year	Code	Assessed
BRASINGTON EVAN S		22995 0328	09-30-2002	Q	I	275,000	00	2023	1010	109,300	2022	1010	95,200
BUSCEMI DAVID NATALE		18052 0102	11-18-1999	U	I	1	1		1010	305,100	2021	1010	278,200
									1010	500		1010	500
						Total		414,900	Total		373,900	Total	333,300

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0120				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	101,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	700
Appraised Land Value (Bldg)	390,900
Special Land Value	0
Total Appraised Parcel Value	493,100
Valuation Method	C
Total Appraised Parcel Value	493,100

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
2018-47	04-09-2018	MN	Maintenance	3,000		100		REROOF PART OF HOUSE	08-18-2020	SJT	10		20	Field Review
2014-172	09-05-2014	MN	Maintenance	3,772		100		FIVE REPLACEMENT WINDOW	11-10-2015	JLF	10		01	Measure - No Entry
12107	11-15-1991	MN	Maintenance	2,000	01-01-1992	100		RPL FND W/16X6 PIERS	04-12-2013	VGS			20	Field Review
									06-06-2003	KP		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	2,462 SF	63.80	1.00000	5	1.00	0120	2.096		V125,ES95	1.1875	158.77	
Total Card Land Units					0.06 AC	Parcel Total Land Area					0.06	Total Land Value			390,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	0	
Model	01	Residential	Bsmt Type	06	
Grade	05	Ave/Good	Unfin Area	0.00	None
Stories	1				
Occupancy	1		CONDO DATA		
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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			132,508
Interior Floor 2			Net Other Adj		6,500
Heat Fuel	01	Wood/Coal/None	Replace Cost		139,008
Heat Type	11	Other	Year Built		1948
AC Type	01	None	Effective Year Built		1994
Bedrooms	2		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		27
Total Rooms	5		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	0		Cns Sect Rcnld		101,500
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	01	Posts Piers	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	0		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

<p>BAS</p> <p>18</p> <p>7</p> <p>20</p>	<p>BAS</p> <p>24</p>
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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	48	21.00	1980	A	70	C	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	606	606	606	218.66	132,508	
Ttl Gross Liv / Lease Area		606	606	606		132,508	

