

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
RAMAN LALITHA			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
KRISHNAN HARI			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	336,400	336,400	
31 PINE POINT RD		<b>SUPPLEMENTAL DATA</b>			RESIDNTL	1010	409,500	409,500		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1531 Total Acres .1 Chapter Lan GIS ID F_886821_2848495			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	14,100	14,100	
						Total		760,000	760,000	<b>VISION</b>

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
RAMAN LALITHA	49936	0272	06-19-2018	U	I	565,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CAZEALT JENNIFER	39770	0206	03-22-2011	Q	I	360,000	00	2023	1010	254,800	2022	1010	232,800	2021	1010	210,300
COBB MARK A	28933	0049	08-25-2004	U	I	340,000	1		1010	311,700		1010	278,300		1010	257,600
THE NICHOLS TRUST	21463	0215	01-31-2002	U	I	1	1F		1010	9,900		1010	9,900		1010	7,100
								Total		576,400	Total		521,000	Total		475,000

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											

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY													
Nbhd	Nbhd Name	B		Tracing		Batch											
0120																	
NOTES																	
										Appraised Bldg. Value (Card)		336,400					
										Appraised Xf (B) Value (Bldg)		0					
										Appraised Ob (B) Value (Bldg)		14,100					
										Appraised Land Value (Bldg)		409,500					
										Special Land Value		0					
										Total Appraised Parcel Value		760,000					
										Valuation Method		C					
										Total Appraised Parcel Value		760,000					

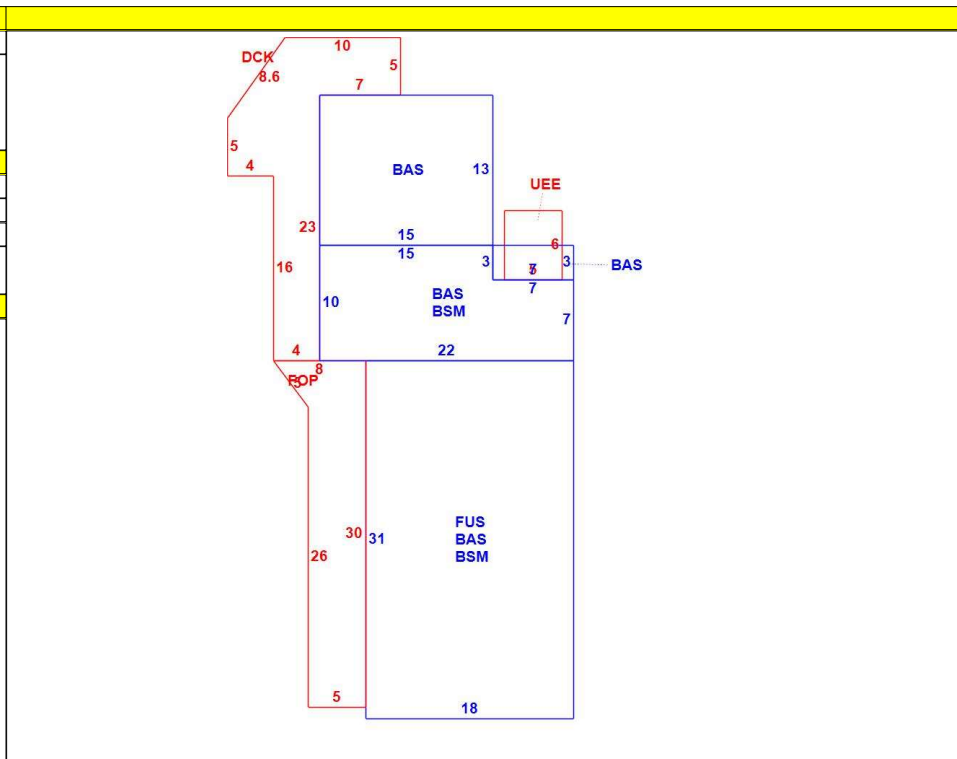
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
										06-25-2019	SJD	9	1	07	Measure - Info @ Door
										04-12-2013	VGS			20	Field Review
										01-13-2011	KP		1	00	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	4,356 SF	47.22	1.00000	5	1.00	0120	2.096	VIEW BLOCKED BY NEIGHBO	ES95	0.9500	94.01	409,500
Total Card Land Units					0.10	AC	Parcel Total Land Area					0.10	Total Land Value			409,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	757	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	1				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	757				

CONDO DATA				
Parcel Id		C	Owne	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
	385,806
Net Other Adj	14,690
Replace Cost	400,496
Year Built	1945
Effective Year Built	2005
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	84
Cns Sect Rcnld	336,400
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
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	80	21.00	1980	A	70	C	1.00	1,200
PTO	Patio	L	400	15.00	2000	A	70	C	1.00	4,200
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	973	973	973	222.50	216,488
BSM	Basement	0	757	151	44.38	33,597
DCK	Deck	0	178	18	22.50	4,005
FOP	Open Porch	0	156	23	32.80	5,117
FUS	Finished Upper Story	558	558	558	222.50	124,152
UEE	Unfin. Enclosed Entry	0	30	11	81.58	2,447
Ttl Gross Liv / Lease Area		1,531	2,652	1,734		385,806

