

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BECKMAN PAUL W			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
1140 FRANKLIN ST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	223,300	223,300
DUXBURY MA 02332		SUPPLEMENTAL DATA			RES LAND	1010	352,500	352,500	
		Alt Prcl ID			0 Medium	RESIDNTL	1010	60,600	60,600
		Scnd Home			Cyclical 1				
		Tax Class T			Exemption W				
		Tot Fin Area 1536			District				
		Total Acres .988			Res Exem				
		Chapter Lan			Assoc Pid#				
		GIS ID F_857448_2844115							
							Total	636,400	636,400

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BECKMAN PAUL W		33033 0124	07-17-2006	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
BECKMAN PAUL & RIORDAN LOIS TRS		30303 0135	04-06-2005	U	I	1	1F	2023	1010	168,500	2022	1010	153,800
									1010	366,500		1010	302,100
									1010	37,800		1010	37,800
							Total	572,800	Total	493,700	Total	432,400	

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

This signature acknowledges a visit by a Data Collector or Assessor

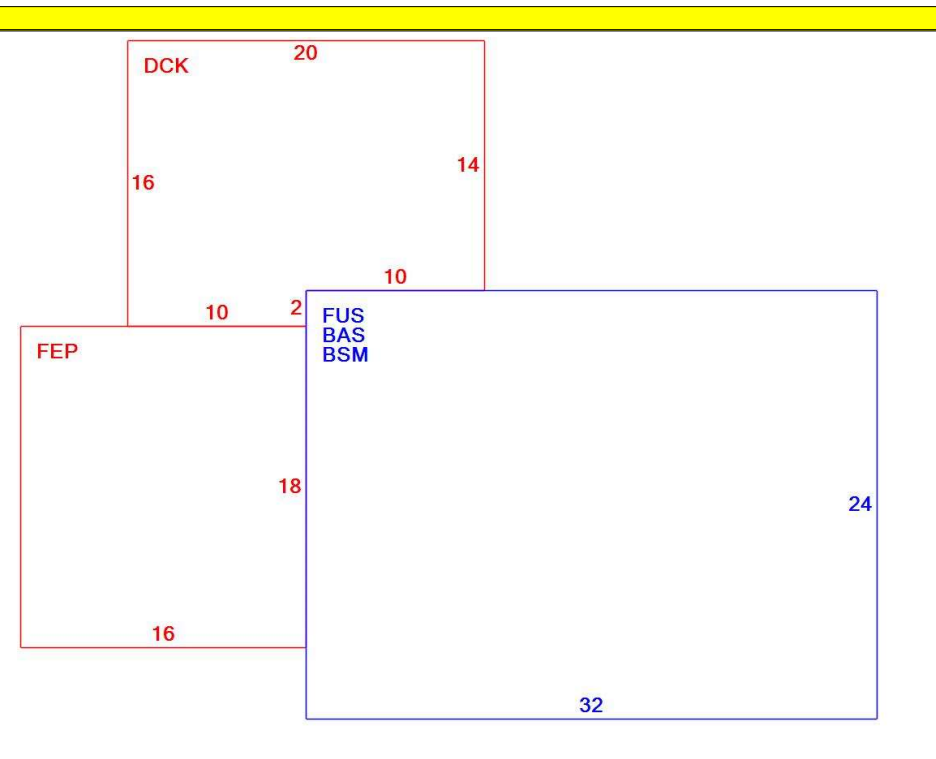
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	223,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	60,600
Appraised Land Value (Bldg)	352,500
Special Land Value	0
Total Appraised Parcel Value	636,400
Valuation Method	C
Total Appraised Parcel Value	636,400

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
20010226	06-21-2001	RM	Remodel	5,000	06-15-2002	100		DECK 16' X 20'	08-11-2014	JLF	10		09	Total Refusal
									04-12-2013	VGS		1	20	Field Review
									06-15-2002	KP			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	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.070 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0417	0.82	2,500
Total Card Land Units					0.99 AC	Parcel Total Land Area					0.99	Total Land Value			352,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	768	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt			Factor%
Interior Wall 1	05	Drywall	Condo Flr		
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	COST / MARKET VALUATION		
Interior Floor 2			Net Other Adj		306,553
Heat Fuel	02	Oil	Replace Cost		8,000
Heat Type	04	Forced Air-Duc	Year Built		314,552
AC Type	01	None	Effective Year Built		1972
Bedrooms	3		Depreciation Code		1992
Full Baths	1		Remodel Rating		A
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	7		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1,000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnld		223,300
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	768		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	880	89.00	1980	A	70	C	1.00	54,800
SHD3	Shed - Metal	L	120	14.00	1980	A	70	C	1.00	1,200
FN2	Fence - Wood	L	58	35.00	1980	A	70	C	1.00	1,400
FN1	Fence - Chain	L	192	24.00	1980	A	70	C	1.00	3,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	768	768	768	161.94	124,370
BSM	Basement	0	768	154	32.47	24,939
DCK	Deck	0	300	30	16.19	4,858
FEP	Finished Enclosed Porch	0	288	173	97.28	28,016
FUS	Finished Upper Story	768	768	768	161.94	124,370
Ttl Gross Liv / Lease Area		1,536	2,892	1,893		306,553

