

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ANDERSON SYLVIA TT			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
ARTHUR V M FERNANDES LIVING T			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	158,100	158,100
3319 14TH ST NE		SUPPLEMENTAL DATA			RES LAND	1010	394,000	394,000	
WASHINGTON DC 20017		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1880 Total Acres 4.628 Chapter Lan GIS ID F_858904_2845705			Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	4,500	4,500
							Total	556,600	556,600

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ANDERSON SYLVIA TT		27129 0036	12-01-2003	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	173,300	2022	1010	150,800
									1010	422,500		1010	351,000
									1010	4,700		1010	4,700
							Total	600,500	Total	506,500	Total	447,100	

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	158,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	4,500
Appraised Land Value (Bldg)	394,000
Special Land Value	0
Total Appraised Parcel Value	556,600
Valuation Method	C
Total Appraised Parcel Value	556,600

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES									

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
										10-27-2022	SJT	10		07	Measure - Info @ Door
										04-12-2013	VGS			20	Field Review
										09-12-2007	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	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	1.710 AC	35,000.00	0.66783	5	1.00	0050	1.000		1.0000	0.54	40,000	
1	1010	Single Family	WP	Undevelop	1.996 AC	2,000.00	1.00000	0	1.00	0050	1.000		1.0000	0.05	4,000	
Total Card Land Units					4.62 AC	Parcel Total Land Area					4.62	Total Land Value				394,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1404	
Model	01	Residential	Bsmt Type	04	
Grade	02	Below Average	Unfin Area	0.00	Full
Stories	1		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	25	Vinyl Siding			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			242,722
Interior Floor 2			Net Other Adj		4,250
Heat Fuel	02	Oil	Replace Cost		246,971
Heat Type	05	Hot Water	Year Built		1965
AC Type	01	None	Effective Year Built		1985
Bedrooms	4		Depreciation Code		F
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		36
Total Rooms	8		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		64
Gas Fireplaces	0		Cns Sect Rcnld		158,100
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	1404		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

BAS	14
BAS BSM	26
	54

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	390	21.00	1985	F	55	C	1.00	4,500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,880	1,880	1,880	112.32	211,160	
BSM	Basement	0	1,404	281	22.48	31,562	
Ttl Gross Liv / Lease Area		1,880	3,284	2,161		242,722	

