

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DWYER PRISCILLA A			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	392,300	392,300
				0 Medium		RES LAND	1010	318,200	318,200
520 UNION BRIDGE RD	SUPPLEMENTAL DATA								
DUXBURY MA 02332	Alt Prcl ID		Cyclical 1						
	Scnd Home		Exemption						
	Tax Class T		W						
	Tot Fin Area 1509		District						
	Total Acres .54		Res Exem						
	Chapter Lan								
	GIS ID F_859984_2847733		Assoc Pid#						
						Total		710,500	710,500

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
DWYER PRISCILLA A		36185 0348	07-16-2008	Q	I	370,000	00	Year	Code	Assessed	Year	Code	Assessed
MANN DAVID L		15219 0102	06-02-1997	U	V	100	1	2023	1010	293,700	2022	1010	245,600
									1010	330,600		1010	274,900
						Total		624,300	Total		520,500	Total	473,100

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

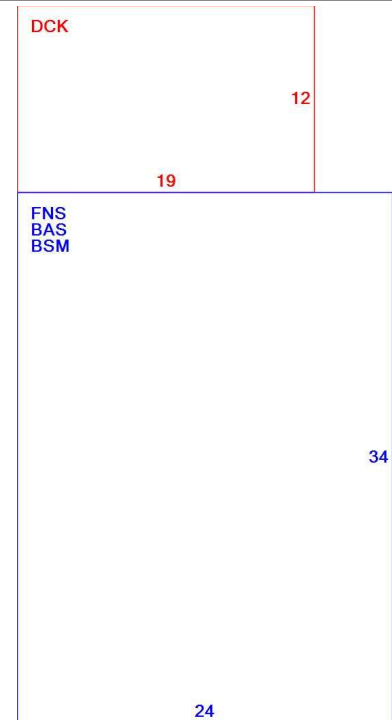
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	392,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	318,200
Special Land Value	0
Total Appraised Parcel Value	710,500
Valuation Method	C
Total Appraised Parcel Value	710,500

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
14672	09-17-1997	NC	New Construct	3,600		100		12X20 DECK		04-12-2013	VGS			20	Field Review
14461	05-06-1997	NC	New Construct	76,600	01-01-1998	100		24X34 CAPE W/10X12DK		12-03-2007	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	23,522 SF	13.53	1.00000	5	1.00	0050	1.000	MAIN PCL W DW UNIT IS ACR		1.0000	13.53	318,200
Total Card Land Units					0.54 AC	Parcel Total Land Area					0.54	Total Land Value			318,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	816	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.85				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	02	Shed			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
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	816				

CONDO DATA			
Parcel Id		C	Ownr
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
			428,453
Net Other Adj			22,475
Replace Cost			450,928
Year Built			1997
Effective Year Built			2008
Depreciation Code			G
Remodel Rating			
Year Remodeled			
Depreciation %			13
Functional Obsol			
External Obsol			
Trend Factor			1.000
Condition			
Condition %			
Percent Good			87
Cns Sect Rcnld			392,300
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	816	816	816	246.80	201,392	
BSM	Basement	0	816	163	49.30	40,229	
DCK	Deck	0	228	23	24.90	5,677	
FNS	Finished 90% Story	734	816	734	222.00	181,155	
Ttl Gross Liv / Lease Area		1,550	2,676	1,736		428,453	



520 UNION BRIDGE RD

