

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
SMITH AMASA & ANDREW & NANCY PHUNG/MICHELLE 682 UNION ST DUXBURY MA 02332		0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	409,600	409,600	
		SUPPLEMENTAL DATA		RES LAND		1010	351,900	351,900	RESIDNTL	1010	1,800	
Alt Prcl ID		Cyclical		1		Total		763,300		763,300		
Scnd Home		Exemption										
Tax Class T		W										
Tot Fin Area 2080		District										
Total Acres 1.070		Res Exem										
Chapter Lan												
GIS ID F_859776_2849957		Assoc Pid#										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
SMITH AMASA		58076	103	07-07-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
SMITH AMASA & ANDREW & NANCY		57112	255	08-09-2022	Q	I	810,000	00	2023	1010	312,300	2022	1010	286,000
KENNEDY PAMELA J TT		46746	0273	03-30-2016	U	I	100	1A		1010	369,500		1010	304,500
KENNEDY CHARLES S JR		46542	0076	01-29-2016	U	I	1	1A		1010	1,200		1010	1,200
KENNEDY PAMELA J TT		36547	0196	11-21-2008	U	I	100	1A	Total		683,000	Total		591,700
										Total		Total		513,300

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

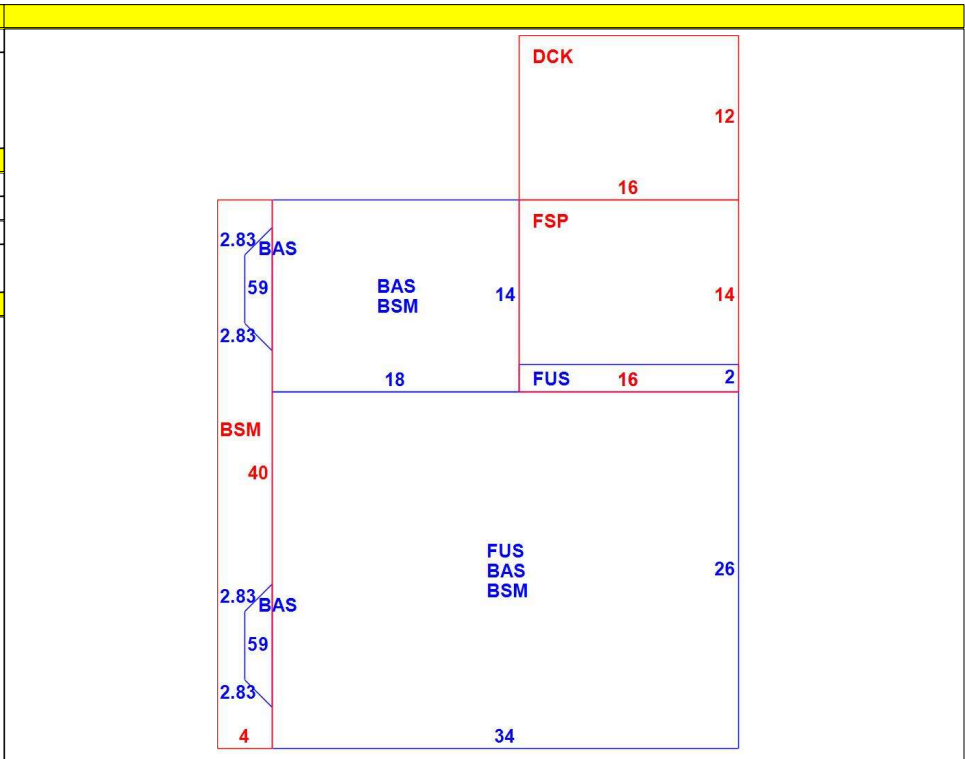
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

APPRAISED VALUE SUMMARY														
Appraised Bldg. Value (Card)										409,600				
Appraised Xf (B) Value (Bldg)										0				
Appraised Ob (B) Value (Bldg)										1,800				
Appraised Land Value (Bldg)										351,900				
Special Land Value										0				
Total Appraised Parcel Value										763,300				
Valuation Method										C				
Total Appraised Parcel Value										763,300				

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
2012-11	06-20-2012	MS	Miscellaneous	3,500	07-16-2013	100		10X10 UTILITY BLDG		11-10-2022	SJD	9		01	Measure - No Entry
11944	06-26-1991	RM	Remodel	4,000		100		DECK TO PORCH & DECK		07-16-2013	BH			00	Measure & Listed
										04-12-2013	VGS			20	Field Review
										09-29-2007	BSB	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	40,000	SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	350,000	
1	1010	Single Family	RC	Residual	0.049	AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	1,700	
1	1010	Single Family	RC	Undevelop	0.103	AC	2,000.00	1.00000	0	1.00	0050	1.000	ESMNT	1.0000	200	
Total Card Land Units					1.07	AC	Parcel Total Land Area					1.07	Total Land Value			351,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1296	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	11	Clapboard	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	14	Carpet			471,302
Interior Floor 2	12	Hardwood	Net Other Adj		28,210
Heat Fuel	02	Oil	Replace Cost		499,513
Heat Type	05	Hot Water	Year Built		1986
AC Type	01	None	Effective Year Built		2003
Bedrooms	4		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	18	
Total Rooms	7		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor	1.000	
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	0		Percent Good	82	
Gas Fireplaces	0		Cns Sect Rcnd	409,600	
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	3		Misc Imp Ovr Comment		
Bsmt Area	1296		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	100	21.00	2013	G	85	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,164	1,164	1,164	196.13	228,296
BSM	Basement	0	1,296	259	39.20	50,798
DCK	Deck	0	192	19	19.41	3,726
FSP	Screened Porch	0	224	45	39.40	8,826
FUS	Finished Upper Story	916	916	916	196.13	179,656
Ttl Gross Liv / Lease Area		2,080	3,792	2,403		471,302

