

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
HOLMAN MELISSA DOBLE TT DOBLE FAMILY REVOCABLE TRUST PO BOX 1793 DUXBURY MA 02331		0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed	
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	450,600	450,600	
		SUPPLEMENTAL DATA		0		Medium	RES LAND	1010	388,300	388,300		
		Alt Prcl ID		Cyclical 1		RESIDNTL	1010	76,500	76,500	905 DUXBURY, MA VISION		
		Scnd Home		Exemption		Total						
		Tax Class T		W		915,400					915,400	
		Tot Fin Area 2028		District								
		Total Acres 2.388		Res Exem								
		Chapter Lan		Assoc Pid#								
		GIS ID F_857731_2843790										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HOLMAN MELISSA DOBLE TT		47313	0319	08-12-2016	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
DOBLE CHARLES T & JUDITH J		3821	0043	09-26-1972	U	I	8,000	1	2023	1010	334,500	2022	1010	277,800	2021	1010	288,600
									1010	412,400		1010	341,300		1010	284,400	
									1010	51,400		1010	51,400		1010	51,400	
		Total							798,300		Total		670,500		Total		624,400

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							
0050											
NOTES											
Appraised Bldg. Value (Card)						450,600					
Appraised Xf (B) Value (Bldg)						0					
Appraised Ob (B) Value (Bldg)						76,500					
Appraised Land Value (Bldg)						388,300					
Special Land Value						0					
Total Appraised Parcel Value						915,400					
Valuation Method						C					
Total Appraised Parcel Value						915,400					

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
130	08-11-2011	MN	Maintenance	8,965		100		7 WINDOWS		04-12-2013	VGS			20	Field Review
395	09-16-2002	NC	New Construct	5,000	09-20-2003	100		12X14 UTILITY BLDNG		08-16-2007	BSB			01	Measure - No Entry
13580	03-14-1995	NC	New Construct	17,000	05-23-1996	100		FREE STAND GAR 26X28							

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	1.470	AC	35,000.00	0.74421	5	1.00	0050	1.000			1.0000	0.60	38,300
Total Card Land Units					2.39	AC	Parcel Total Land Area					2.39	Total Land Value			388,300	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	936	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
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	02	Oil			
Heat Type	04	Forced Air-Duc			
AC Type	01	None			
Bedrooms	3				
Full Baths	1				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	7				
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	936				

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

COST / MARKET VALUATION	
Net Other Adj	577,676
Replace Cost	15,225
Year Built	592,903
Effective Year Built	1972
Depreciation Code	1997
Remodel Rating	G
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnd	450,600
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

TQS
 BAS
 BSM
 36

FEP	10	DCK	10	PTO	10
14		7		19	
6BAS	20	FGR			
2		21			
15					25
26		18			
FOP	18	4			24

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	120	21.00	1980	A	70	C	1.00	1,800
SPL2	Ing Pool-Good	L	512	89.00	1987	A	70	C	1.00	31,900
FGR2	Garage - 1 St	L	728	63.00	1995	A	70	C	1.00	32,100
SHD1	Shed	L	160	21.00	1997	A	70	C	1.00	2,400
FN2	Fence - Wood	L	96	35.00	1997	A	70	C	1.00	2,400
FN1	Fence - Chain	L	108	24.00	1997	A	70	C	1.00	1,800
PTO	Patio	L	390	15.00	1997	A	70	C	1.00	4,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,326	1,326	1,326	225.04	298,403
BSM	Basement	0	936	187	44.96	42,082
DCK	Deck	0	70	7	22.50	1,575
FEP	Finished Enclosed Porch	0	140	84	135.02	18,903
FGR	Garage	0	600	240	90.02	54,010
FOP	Open Porch	0	72	11	34.38	2,475
PTO	Patio	0	190	10	11.84	2,250
TQS	Three Quarter Story	702	936	702	168.78	157,978
Ttl Gross Liv / Lease Area		2,028	4,270	2,567		577,676



1119 FRANKLIN ST

