

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
LEARY EMILY C  655 SUMMER ST  DUXBURY MA 02332				0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed
				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	367,100	367,100
				0		0	Heavy			RES LAND	1010	377,300	377,300
				<b>SUPPLEMENTAL DATA</b>				RESIDNTL	1010	7,700	7,700	905  DUXBURY, MA  <b>VISION</b>	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2986 Total Acres 1.698 Chapter Lan  GIS ID F_857768_2843150				Cyclical 1 Exemption W District Res Exem  Assoc Pid#				Total		752,100	752,100		

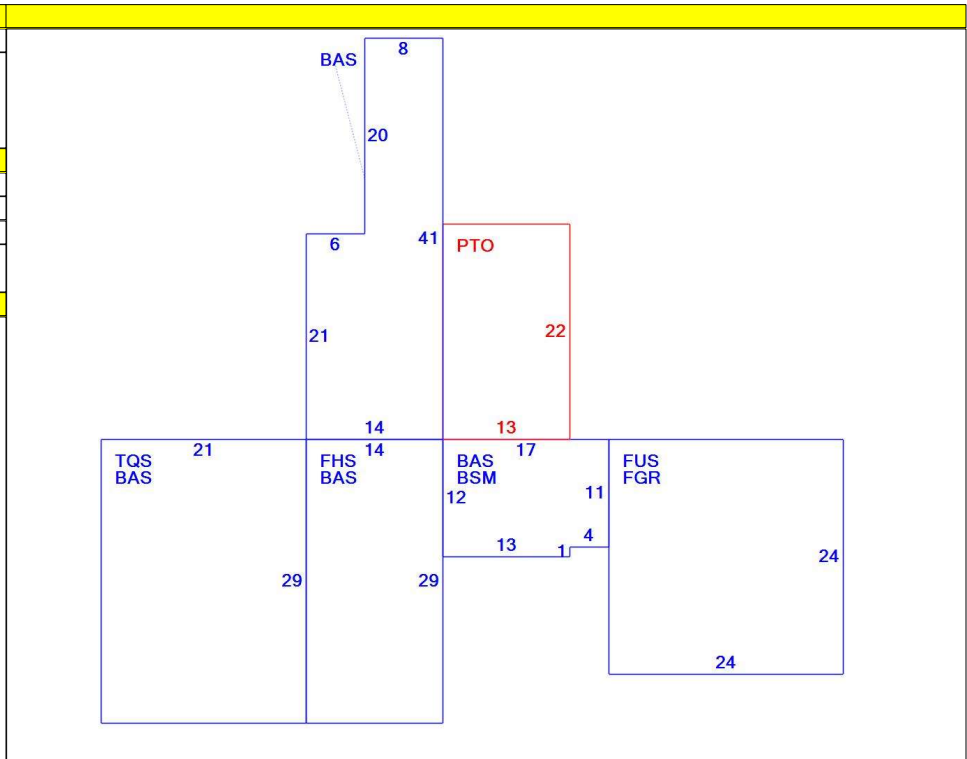
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
LEARY EMILY C	42471	0334	12-28-2012	U	I	225,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
COPELAND FREDERICK C	5474	0050	10-06-1983	Q	I	55,500	00	2023	1010	364,500	2022	1010	328,500	2021	1010	317,600	
									1010	392,400		1010	323,400		1010	269,500	
									1010	5,800		1010	5,800		1010	5,800	
Total								762,700		Total		657,700		Total		592,900	

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		Appraised Bldg. Value (Card)				367,100					
0050									Appraised Xf (B) Value (Bldg)				0					
								Appraised Ob (B) Value (Bldg)				7,700						
								Appraised Land Value (Bldg)				377,300						
								Special Land Value				0						
								Total Appraised Parcel Value				752,100						
								Valuation Method				C						
								Total Appraised Parcel Value				752,100						

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
BPO-22-189	05-16-2022	MN	Maintenance	26,900		100	09-15-2022	INSTL 9 FTINGS & BLCK PIERS		04-12-2013	VGS			20	Field Review
75	06-21-2012	MN	Maintenance	7,200	06-30-2012	100		STRIP ROOF AND REPLACE		03-25-2013	SJD	9	1	00	Measure & Listed
13190	05-18-1994	AD	Addition	2,000	08-22-1997	100		575 SQ FT APT OV GAR		10-09-2012	KP	6		30	Quality Control
12684	02-02-1993	AD	Addition		05-23-1996	100		ENCLPRCH/BRZWY/ATGAR		08-23-2007	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	0.780	AC	35,000.00	1.00000	5	1.00	0050	1.000				1.0000	0.80	27,300
Total Card Land Units					1.70	AC	Parcel Total Land Area					1.70	Total Land Value			377,300		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	200	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75		<b>CONDO DATA</b>		
Occupancy	2		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Owne
Exterior Wall 2	11	Clapboard			B
Roof Structure	03	Gable			S
Roof Cover	03	Asphalt	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	09	Pine/Soft Wood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2			Net Other Adj		518,172
Heat Fuel	02	Oil	Replace Cost		29,770
Heat Type	05	Hot Water	Year Built		547,941
AC Type	01	None	Effective Year Built		1700
Bedrooms	4		Depreciation Code		1988
Full Baths	3		Remodel Rating		A
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		33
Total Rooms	12		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	1		Condition		
Fireplaces	1		Condition %		
Extra Openings	1		Percent Good		67
Gas Fireplaces	0		Cns Sect Rcnld		367,100
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	200		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	78	21.00	1985	A	70	C	1.00	1,100
GRN1	Greenhouse -	L	180	52.00	1985	A	70	C	1.00	6,600

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,669	1,669	1,669	162.49	271,191
BSM	Basement	0	200	40	32.50	6,499
FGR	Garage	0	576	230	64.88	37,372
FHS	Finished Half Story	203	406	203	81.24	32,985
FUS	Finished Upper Story	576	576	576	162.49	93,593
PTO	Patio	0	286	14	7.95	2,275
TQS	Three Quarter Story	457	609	457	121.93	74,257
Ttl Gross Liv / Lease Area		2,905	4,322	3,189		518,172

