

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
VLAGOPOULOS PANAGIOTIS T			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
VLAGOPOULOS KATHERINE E			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	726,600	726,600	
935 FRANKLIN ST		SUPPLEMENTAL DATA			RES LAND	1010	353,400	353,400		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3551 Total Acres 1.018 Chapter Lan GIS ID F_859414_2845527			Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	8,700	8,700	
						Total		1,088,700	1,088,700	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
VLAGOPOULOS PANAGIOTIS T		36001 0172	05-23-2008	Q	I	725,000	00	Year	Code	Assessed	Year	Code	Assessed
JOHNSON EDWARD G		34351 0121	04-05-2007	Q	V	250,000	00	2023	1010	620,000	2022	1010	568,400
SMALL EGBERT F		21291 0192	01-04-2002	U	I	1,001	1F		1010	367,500	2021	1010	479,800
						Total		987,500		Total		871,400	
								Total		732,300			

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

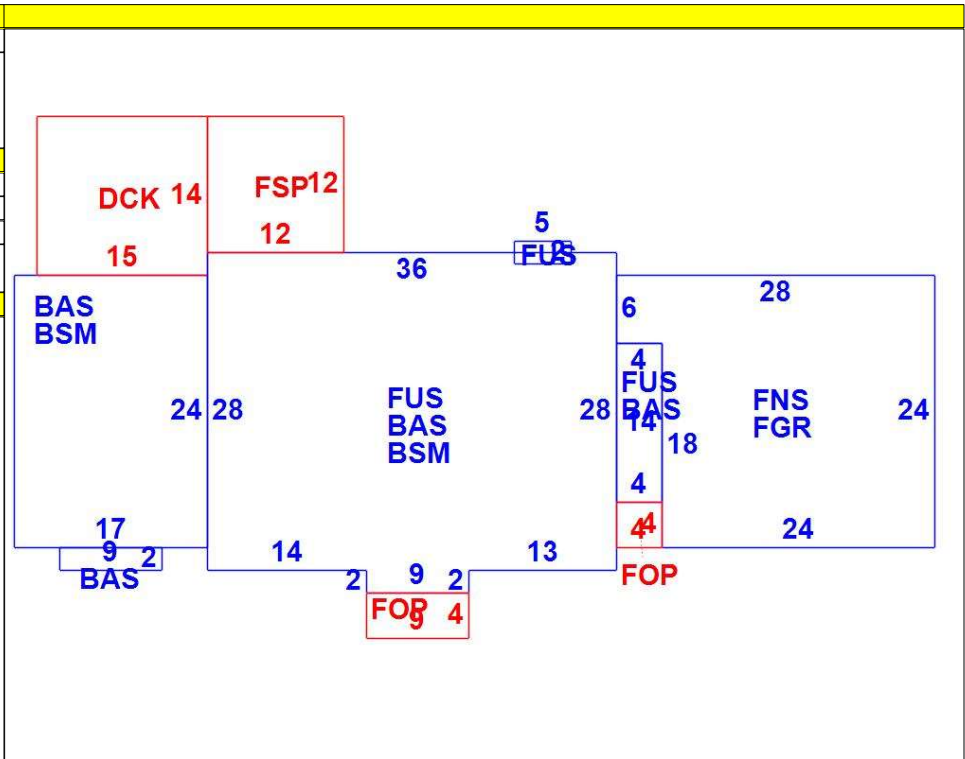
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

APPRAISED VALUE SUMMARY									
Appraised Bldg. Value (Card)									726,600
Appraised Xf (B) Value (Bldg)									0
Appraised Ob (B) Value (Bldg)									8,700
Appraised Land Value (Bldg)									353,400
Special Land Value									0
Total Appraised Parcel Value									1,088,700
Valuation Method									C
Total Appraised Parcel Value									1,088,700

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
169	08-03-2010	RM	Remodel	49,872		100		922' BSMT REC ROOM		10-27-2022	SJT	10		07	Measure - Info @ Door
134	05-07-2007	NC	New Construct	310,600	05-14-2008	100		SN FM DWELLING 3710'		04-12-2013	VGS			20	Field Review
										08-18-2011	KP		4	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	0.079 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.81	2,800
1	1010	Single Family	RC	Undevelop	0.017 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.82	600
Total Card Land Units					1.01 AC	Parcel Total Land Area					1.01	Total Land Value			353,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1646	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2		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			741,376
Interior Floor 2			Net Other Adj		57,058
Heat Fuel	02	Oil	Replace Cost		798,433
Heat Type	05	Hot Water	Year Built		2007
AC Type	03	Central	Effective Year Built		2012
Bedrooms	4		Depreciation Code		VG
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	9	
Total Rooms	7		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor	1.000	
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good	91	
Gas Fireplaces	0		Cns Sect Rcnd		726,600
Sq Ft Fin Bsmt	922		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1646		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
GNR	GENERATOR	L	1	12400.00	2022	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,508	1,508	1,508	199.03	300,133
BSM	Basement	0	1,434	287	39.83	57,121
DCK	Deck	0	210	21	19.90	4,180
FGR	Garage	0	600	240	79.61	47,766
FNS	Finished 90% Story	540	600	540	179.12	107,475
FOP	Open Porch	0	52	8	30.62	1,592
FSP	Screened Porch	0	144	29	40.08	5,772
FUS	Finished Upper Story	1,092	1,092	1,092	199.03	217,337
Ttl Gross Liv / Lease Area		3,140	5,640	3,725		741,376

