

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA								
MELLEN P & BUSHEE G & ROMANO FRANKLIN STREET SOUTH RLTY TR 1165 FRANKLIN ST				0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed									
DUXBURY MA 02332				0	No Sewer	0	Paved	0	Average	RES LAND	1320	20,300	20,300									
		SUPPLEMENTAL DATA		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 0 Total Acres .58 Chapter Lan GIS ID F_857524_2843422		Cyclical 1 Exemption W District Res Exem Assoc Pid#																
										Total		20,300	20,300									
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
MELLEN P & BUSHEE G & ROMANO J T		9065	0034	04-03-1989		Q	V			1	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
												2023	1320	21,100	2022	1320	17,400	2021	1320	14,500		
												Total		21,100	Total		17,400	Total		14,500		
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																						
Nbhd		Nbhd Name		B		Tracing		Batch														
0050																						
NOTES																						
																Appraised Bldg. Value (Card)				0		
																Appraised Xf (B) Value (Bldg)				0		
																Appraised Ob (B) Value (Bldg)				0		
																Appraised Land Value (Bldg)				20,300		
																Special Land Value				0		
																Total Appraised Parcel Value				20,300		
																Valuation Method				C		
																Total Appraised Parcel Value				20,300		
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							
										01-01-2018	AO	3		99	Vacant Land							
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	1320	Vacant Land - Un	WP	Residual	0.580 AC	35,000.00	1.00000	5	1.00	0050	1.000				1.0000		0.80	20,300				
Total Card Land Units					0.58 AC	Parcel Total Land Area					0.58	Total Land Value					20,300					

VISION

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd	Description	Element	Cd	Description	No Sketch				
Style	99	Vacant Land	Bsmt Area							
Model	00	Vacant	Bsmt Type							
Grade			Unfin Area							
Stories										
Occupancy			CONDO DATA							
Exterior Wall 1			Parcel Id		C	Owne				
Exterior Wall 2						B	S			
Roof Structure			Adjust Type	Code	Description	Factor%				
Roof Cover			Condo Flr							
Interior Wall 1			Condo Unit							
Interior Wall 2			COST / MARKET VALUATION							
Interior Floor 1						0				
Interior Floor 2			Net Other Adj							
Heat Fuel			Replace Cost							
Heat Type			Year Built							
AC Type			Effective Year Built			0				
Bedrooms			Depreciation Code							
Full Baths			Remodel Rating							
Half Baths			Year Remodeled							
Extra Fixtures			Depreciation %							
Total Rooms			Functional Obsol							
Bath Style			External Obsol							
Kitchen Style			Trend Factor			1.000				
Extra Kitchens			Condition							
Fireplaces			Condition %							
Extra Openings			Percent Good							
Gas Fireplaces			Cns Sect Rcnld							
Sq Ft Fin Bsmt			Dep % Ovr							
FBM Quality			Dep Ovr Comment							
Foundation			Misc Imp Ovr							
Bsmt Garage			Misc Imp Ovr Comment							
Bsmt Area			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				
Ttl Gross Liv / Lease Area		0	0	0		0				