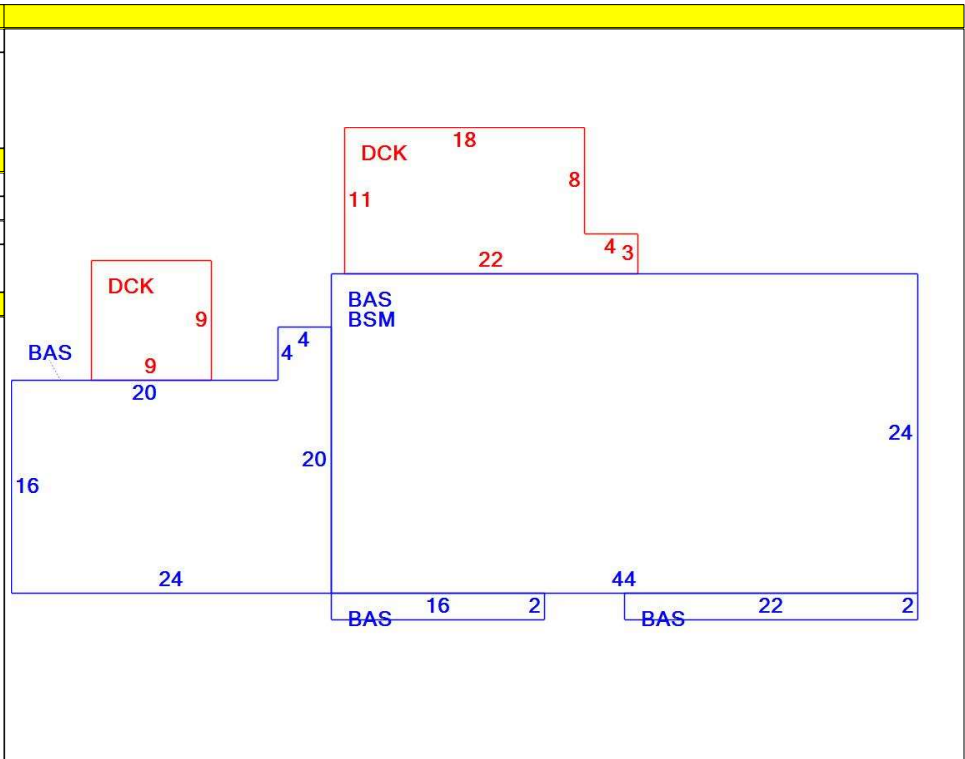


CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION			CURRENT ASSESSMENT				905 DUXBURY, MA VISION			
WALL TIMOTHY B & JULIE 77 CRANBERRY DR DUXBURY MA 02332				0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	296,400	296,400					
				0	No Sewer	0	Paved	0	Average							RESIDENTL		1010	296,400	296,400
						0	Medium									RES LAND		1010	352,800	352,800
SUPPLEMENTAL DATA													Total		649,200	649,200				
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1532 Total Acres .998 Chapter Lan GIS ID F_856417_2840963				Cyclical 1 Exemption W District Res Exem Assoc Pid#																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
WALL TIMOTHY B & JULIE WALL TIMOTHY B				54569	277	03-15-2021	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				39837	0043	04-12-2011	Q	I	342,000	00	2023	1010	286,900	2022	1010	235,700	2021	1010	206,900	1010
				Total						Total		653,800	Total		538,100	Total		458,900		
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												
0050																				
NOTES											Appraised Bldg. Value (Card)				296,400					
2 ROOMS LOWER LEVEL											Appraised Xf (B) Value (Bldg)				0					
											Appraised Ob (B) Value (Bldg)				0					
											Appraised Land Value (Bldg)				352,800					
											Special Land Value				0					
											Total Appraised Parcel Value				649,200					
Valuation Method				C																
				Total Appraised Parcel Value				649,200												
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			
											07-10-2020	SJD	6		20	Field Review				
											04-12-2013	VGS			20	Field Review				
											04-07-2010	KP		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	0.080	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.0000	2,800					
Total Card Land Units					1.00	AC	Parcel Total Land Area					1.00	Total Land Value			352,800				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1056	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	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	12	Hardwood	Net Other Adj		373,920
Interior Floor 2			Replace Cost		417,470
Heat Fuel	03	Gas	Year Built		1970
Heat Type	04	Forced Air-Duc	Effective Year Built		1992
AC Type	03	Central	Depreciation Code		A
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		29
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		71
Extra Openings	1		Cns Sect Rcnd		296,400
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	720		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1056		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	
BAS	First Floor	1,532	1,532	1,532	211.02	323,277	
BSM	Basement	0	1,056	211	42.16	44,524	
DCK	Deck	0	291	29	21.03	6,119	
Ttl Gross Liv / Lease Area		1,532	2,879	1,772		373,920	



77 CRANBERRY DR

