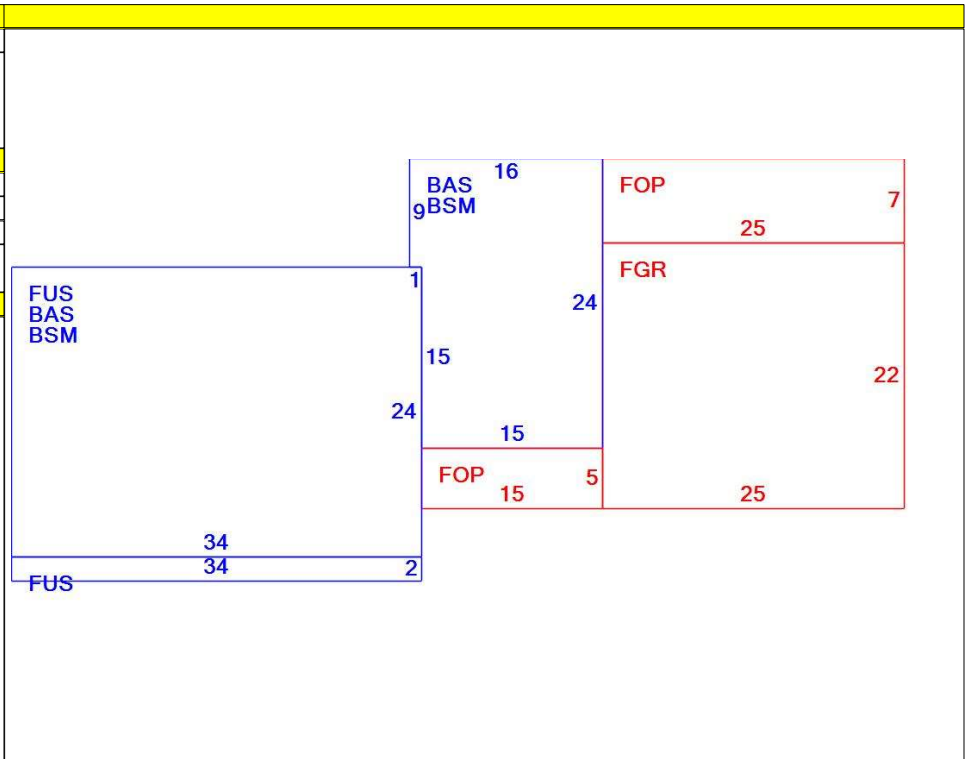


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA					
VOLOSHEN WILLIAM P TT WILLIAM P VOLOSHEN REALTY TRU 396 AUTUMN AVE DUXBURY MA 02332		0	Water	0	Feeder	0	Average	Description	Code			Appraised	Assessed		
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	253,200	253,200				
				0	Medium			RES LAND	1010	357,400	357,400				
SUPPLEMENTAL DATA															
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2069 Total Acres 1.128 Chapter Lan GIS ID F_861662_2838221				Cyclical 2 Exemption W District Res Exem Assoc Pid#											
									Total	610,600	610,600				
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
VOLOSHEN WILLIAM P TT		LCC 92412	11-18-1997	U	I		1 1F	Year	Code	Assessed	Year	Code	Assessed		
								2023	1010	191,100	2022	1010	174,400		
									1010	371,600		1010	306,300		
								Total		562,700	Total		480,700		
								Total			Total		412,700		
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															
BUILDING PERMIT RECORD															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
									11-18-2021	SJT	10		20	Field Review	
									04-12-2013	VGS			20	Field Review	
									04-24-2007	BSB		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	0.210 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	7,400
Total Card Land Units					1.13 AC	Parcel Total Land Area					1.13	Total Land Value			357,400

VISION

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1185	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	2				
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			385,087
Interior Floor 2			Net Other Adj		10,500
Heat Fuel	04	Electric	Replace Cost		395,587
Heat Type	07	Radiant-Elec.	Year Built		1968
AC Type	01	None	Effective Year Built		1985
Bedrooms	4		Depreciation Code		F
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		36
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		64
Gas Fireplaces	0		Cns Sect Rcnd		253,200
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	1185		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
BAS	First Floor	1,185	1,185	1,185	150.19	177,975
BSM	Basement	0	1,185	237	30.04	35,595
FGR	Garage	0	550	220	60.08	33,042
FOP	Open Porch	0	250	38	22.83	5,707
FUS	Finished Upper Story	884	884	884	150.19	132,768
Ttl Gross Liv / Lease Area		2,069	4,054	2,564		385,087

