

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
Resident		0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed								
Resident		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	336,400	336,400								
xxxxxx					0	Medium		RES LAND	1010	472,200	472,200								
SUPPLEMENTAL DATA												RESIDNTL		1010		2,900		2,900	
xxxxxx		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1630 Total Acres .978 Chapter Lan				Cyclical 2 Exemption W District Res Exem													
xxxxxx	xxx	GIS ID F_857556_2835464				Assoc Pid#				Total		811,500		811,500					
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
Resident		40215	0276	08-12-2011	Q	I		435,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		38950	0125	09-08-2010	U	I		100	1A	2023	1010	269,700	2022	1010	257,500	2021	1010	243,900	
		15484	0163	09-16-1997	Q	I		225,000	00		1010	506,800		1010	322,000		1010	311,300	
		11854	0080	05-13-1993	U	I		1	1F		1010	1,900		1010	1,900		1010	1,900	
Total										778,400		Total		581,400		Total		557,100	
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)				336,400					
0060										Appraised Xf (B) Value (Bldg)				0					
										Appraised Ob (B) Value (Bldg)				2,900					
										Appraised Land Value (Bldg)				472,200					
										Special Land Value				0					
										Total Appraised Parcel Value				811,500					
										Valuation Method				C					
										Total Appraised Parcel Value				811,500					
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		
QPO-22-21	09-22-2022	MN	Maintenance	5,257		100		Chimney Repair				12-07-2021	SJT	10		21	Field Review + GIS		
14	02-24-2009	MN	Maintenance	7,500		100		STRIP REROOF				04-12-2013	VGS			20	Field Review		
20010374	09-19-2001	NC	New Construct	5,000	08-18-2003	100		NEW UTIL BLDG 13X15				03-29-2013	AO	6	6	30	Quality Control		
												12-09-2011	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	0060	1.341			1.0000		11.74	469,400		
1	1010	Single Family	RC	Residual	0.060	AC 35,000.00	1.00000	5	1.00	0060	1.341			1.0000		1.07	2,800		
Total Card Land Units					0.98	AC	Parcel Total Land Area					0.98	Total Land Value					472,200	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description		Element	Cd	Description	
Style	00	Gambrel		Bsmt Area	960		
Model	01	Residential		Bsmt Type	00	N/A	
Grade	05	Ave/Good		Unfin Area	0.00		
Stories	1.9						
Occupancy	1			CONDO DATA			
Exterior Wall 1	14	Wood Shingle		Parcel Id		C	Own
Exterior Wall 2						B	S
Roof Structure	07	Gambrel		Adjust Type	Code	Description	Factor%
Roof Cover	03	Asphalt		Condo Flr			
Interior Wall 1	05	Drywall		Condo Unit			
Interior Wall 2				COST / MARKET VALUATION			
Interior Floor 1	12	Hardwood					
Interior Floor 2				Net Other Adj		394,956	
Heat Fuel	02	Oil		Replace Cost		425,766	
Heat Type	04	Forced Air-Duc		Year Built		1983	
AC Type	06	Partial		Effective Year Built		2000	
Bedrooms	3			Depreciation Code		G	
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	2			Depreciation %		21	
Total Rooms	6			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		79	
Gas Fireplaces	0			Cns Sect Rcnld		336,400	
Sq Ft Fin Bsmt	400			Dep % Ovr			
FBM Quality				Dep Ovr Comment			
Foundation	06	Poured Conc		Misc Imp Ovr			
Bsmt Garage	2			Misc Imp Ovr Comment			
Bsmt Area	960			Cost to Cure Ovr			
				Cost to Cure Ovr Comment			

DCK		12	
BSM		32	
FNS BAS BSM		BAS	
24		10	
6		8	
		24	
		34	

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	195	21.00	2000	A	70	C	1.00	2,900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	896	896	896	212.34	190,258	
BSM	Basement	0	960	192	42.47	40,770	
DCK	Deck	0	384	38	21.01	8,069	
FNS	Finished 90% Story	734	816	734	191.00	155,859	
Ttl Gross Liv / Lease Area		1,630	3,056	1,860		394,956	

