

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
STAVROS DENISE ST. CROIX JAMES 303 LAKE SHORE DR DUXBURY MA 02332				0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed			Total	816,900	816,900	
				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	501,200	501,200						
		SUPPLEMENTAL DATA		Alt Prcl ID		Cyclical 2		RES LAND		1010	312,900	312,900	RESIDNTL						1010
		Scnd Home		Exemption															
		Tax Class T		W		District													
		Tot Fin Area 1924		Res Exem															
		Total Acres 1.008																	
		Chapter Lan																	
		GIS ID F_858068_2838476		Assoc Pid#															
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
STAVROS DENISE		55487	209	08-16-2021		Q	I			650,000		00	Year	Code	Assessed	Year	Code	Assessed	
KEARNS STEPHEN F		39632	0277	02-04-2011		U	I			1		1	2023	1010	378,400	2022	1010	201,400	
KEARNS STEPHEN J		19224	0215	12-29-2000		Q	I			255,000		00		1010	278,800		1010	250,700	
BOUCHIE MICHAEL R		9627	0323	02-28-1990		Q	I			135,700		00		1010	1,900		1010	1,900	
													Total	659,100	Total	454,000	Total	406,300	
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											
0030																			
NOTES																			
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		
281	06-21-2005	AD	Addition	68,000		100		2ND LEVEL 21X404.3X7				11-08-2021	SJD	0		12	Property Est. - No Access		
											09-13-2018	JLF			20	Field Review			
											04-12-2013	VGS			20	Field Review			
											09-15-2006	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	0030	0.886					1.0000	7.75	310,100	
1	1010	Single Family	RC	Residual	0.091	AC 35,000.00	1.00000	5	1.00	0030	0.886					1.0000	0.71	2,800	
Total Card Land Units					1.01	AC	Parcel Total Land Area				1.01	Total Land Value				312,900			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1040	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.85				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	02	Shed			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	8				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	750				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1040				

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	192	21.00	1980	A	70	C	1.00	2,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,040	1,040	1,040	242.90	252,620
BSM	Basement	0	1,040	208	48.58	50,524
DCK	Deck	0	392	39	24.17	9,473
FNS	Finished 90% Story	936	1,040	936	218.61	227,358
Ttl Gross Liv / Lease Area		1,976	3,512	2,223		539,975

14

28

26

40

FNS
BAS
BSM

DCK

