

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA							
FARABAUGH ANDREW E LISH REBEKAH S 103 CLEARWATER DR DUXBURY MA 02332		0	0	0	0	0	0	Description	Code	Appraised	Assessed	RESIDNTL RES LAND									
		0	0	Water	0	Subdivision	0	Average			383,800	383,800									
		0	0	No Sewer	0	Paved	0	Average			475,200	475,200									
						0		Medium													
SUPPLEMENTAL DATA														VISION							
Alt Prcl ID						Cyclical 2															
Scnd Home						Exemption															
Tax Class T						W															
Tot Fin Area 2247						District															
Total Acres 1.041						Res Exem															
Chapter Lan																					
GIS ID F_858957_2835286						Assoc Pid#															
										Total	859,000	859,000									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
FARABAUGH ANDREW E				52997	203	06-30-2020		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FARABAUGH ANDREW E				38308	0255	03-09-2010		Q	I	447,500		00	2023	1010	290,800	2022	1010	265,600	2021	1010	240,600
ROBINSON REALTY TRUST				21502	0246	02-07-2002		U	I	100		1F		1010	509,800		1010	323,900		1010	312,500
ROBINSON DAVID E				21502	0244	02-07-2002		U	I	100		1F									
ROBINSON DAVID E				21239	0248	12-28-2001		U	I	100		1F									
										Total	800,600	Total	589,500	Total	553,100						
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)				383,800					
0060												Appraised Xf (B) Value (Bldg)				0					
												Appraised Ob (B) Value (Bldg)				0					
												Appraised Land Value (Bldg)				475,200					
												Special Land Value				0					
												Total Appraised Parcel Value				859,000					
												Valuation Method				C					
												Total Appraised Parcel Value				859,000					
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				
2013-173	07-22-2013	MS	Miscellaneous	18,000	11-20-2013	100		REPAIR OF EXISTING STRUCT				09-18-2018	SJD			20	Field Review				
												11-20-2013	JLF	10	1	00	Measure & Listed				
												04-12-2013	VGS			20	Field Review				
												02-09-2002	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	0.123	AC 35,000.00	1.00000	5	1.00	0060	1.341					1.0000	1.08	5,800			
Total Card Land Units					1.04	AC	Parcel Total Land Area					1.04	Total Land Value					475,200			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1152	
Model	01	Residential	Bsmt Type	00	N/A
Grade	05	Ave/Good	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	20	Laminate Wood			
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1152				

CONDO DATA				
Parcel Id		C	Owne	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Net Other Adj		520,354
Replace Cost		20,150
Year Built		540,504
Effective Year Built		1971
Depreciation Code		1992
Remodel Rating		A
Year Remodeled		
Depreciation %		29
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		71
Cns Sect Rcnld		383,800
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
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	1,347	1,347	1,347	190.61	256,746
BSM	Basement	0	1,152	230	38.06	43,839
DCK	Deck	0	364	36	18.85	6,862
FGR	Garage	0	528	211	76.17	40,218
FOP	Open Porch	0	40	6	28.59	1,144
FUS	Finished Upper Story	900	900	900	190.61	171,545
Ttl Gross Liv / Lease Area		2,247	4,331	2,730		520,354

