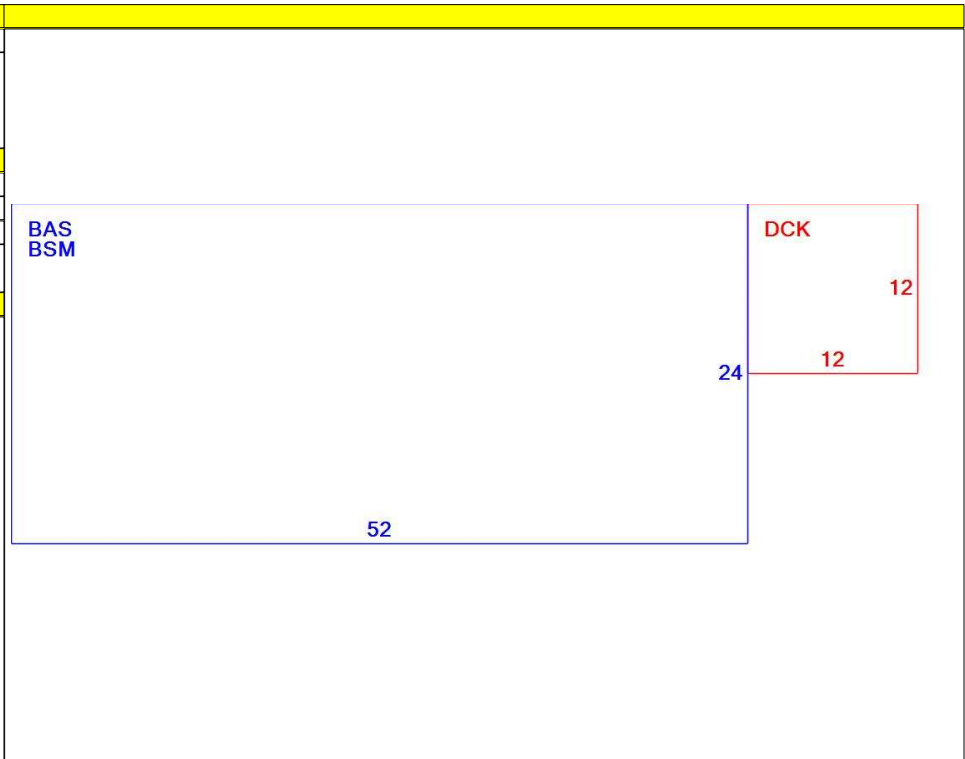


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
REED PETER A REED ROBIN E 31 REED LN DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	Description	Code	Appraised	Assessed								
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	169,600	169,600								
		SUPPLEMENTAL DATA		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1248 Total Acres 1.298 Chapter Lan GIS ID F_861349_2838430		Cyclical 2 Exemption W District Res Exem Assoc Pid#		RES LAND	1010	363,300	363,300								
								RESIDNTL	1010	9,300	9,300								
								Total		542,200	542,200								
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
REED PETER A		14589	0064	08-16-1996		Q	I	165,000		00	Year	Code	Assessed	Year	Code	Assessed			
											2023	1010	181,700	2022	1010	159,800			
												1010	377,800		1010	311,400			
												1010	3,500		1010	3,500			
											Total		563,000	Total		474,700	Total		421,400
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)						169,600			
0050										Appraised Xf (B) Value (Bldg)						0			
										Appraised Ob (B) Value (Bldg)						9,300			
										Appraised Land Value (Bldg)						363,300			
										Special Land Value						0			
										Total Appraised Parcel Value						542,200			
										Valuation Method						C			
										Total Appraised Parcel Value						542,200			
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				
116	04-02-2004	MS	Miscellaneous	3,300	08-26-2004	100		ABOVE GROUND POOL		11-01-2022	SJT	10		01	Measure - No Entry				
20000323	08-22-2000	AD	Addition	2,200	05-25-2001	100		12' X 12' DECK		04-12-2013	VGS			20	Field Review				
										08-26-2004	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	8.75	350,000			
1	1010	Single Family	RC	Residual	0.380	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.80	13,300			
Total Card Land Units					1.30	AC	Parcel Total Land Area				1.30	Total Land Value			363,300				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1248	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	04	Hip	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			215,218
Interior Floor 2			Net Other Adj		27,000
Heat Fuel	02	Oil	Replace Cost		242,218
Heat Type	05	Hot Water	Year Built		1955
AC Type	01	None	Effective Year Built		1991
Bedrooms	2		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
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		70
Gas Fireplaces	0		Cns Sect Rcnld		169,600
Sq Ft Fin Bsmt	528		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	1		Misc Imp Ovr Comment		
Bsmt Area	1248		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
SHD1	Shed	L	240	21.00	1980	A	70	C	1.00	3,500
SPL4	Above Ground	L	1,040	8.00	2000	A	70	C	1.00	5,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,248	1,248	1,248	142.34	177,640
BSM	Basement	0	1,248	250	28.51	35,585
DCK	Deck	0	144	14	13.84	1,993
Ttl Gross Liv / Lease Area		1,248	2,640	1,512		215,218

