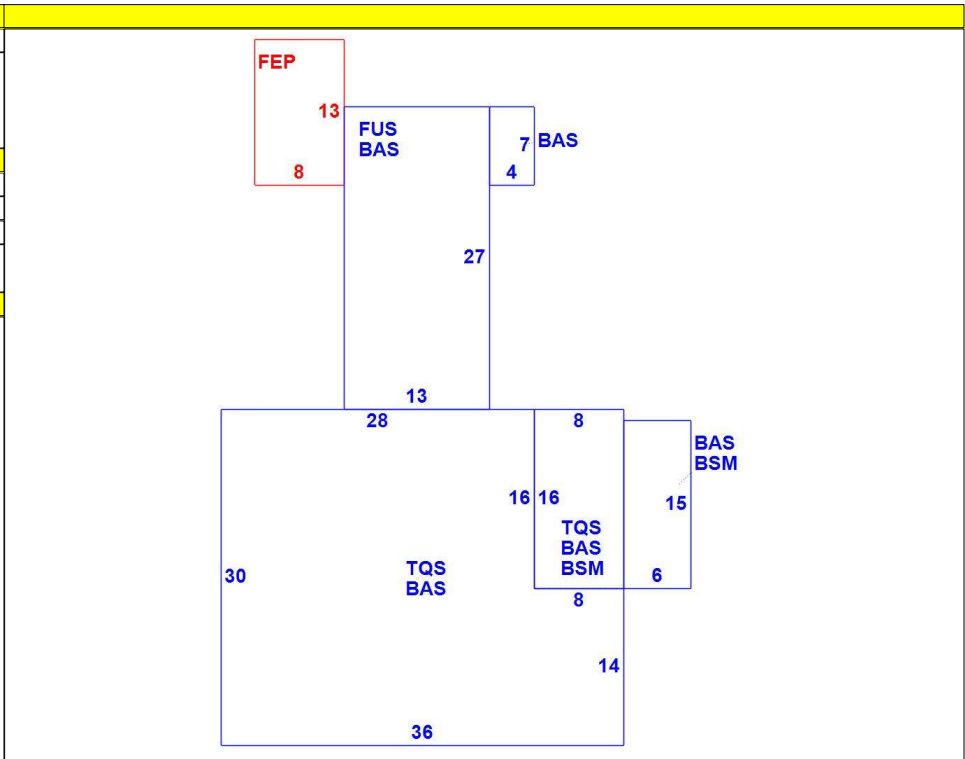


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION				
DUXBURY TOWN OF 878 TREMONT ST DUXBURY MA 02332		0	Water	0	Feeder	0	Average	Description		Code	Appraised	Assessed						
		0	No Sewer	0	Paved	0	Average	BLDG		9300	207,400	207,400						
		SUPPLEMENTAL DATA		OB		9300		392,200		9300		73,000				73,000		
Alt Prcl ID Scnd Home Tax Class E Tot Fin Area 2684 Total Acres 2.946 Chapter Lan GIS ID F_864539_2854737		Cyclical 3 Exemption W District HISTORIC ATM 2022 Res Exem Assoc Pid#		Total		672,600		672,600										
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
EZELL RACHEL DUXBURY TOWN OF HARRINGTON PAULINE & NATHAN TTS		58065 53781 27608	66 80 0349	06-30-2023 11-06-2020 02-25-2004	U U U	I I I	650,000 0 0	1E 1E 1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
								2023	9300	205,900	2022	9300	238,500	2021	1010	192,300		
									9300	387,600		9300	319,500		1010	266,200		
									9300	50,100		9300	50,100		1010	46,900		
		Total						643,600		Total		608,100		Total		505,400		
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							APPRAISED VALUE SUMMARY					
												Appraised Bldg. Value (Card) 207,400						
												Appraised Xf (B) Value (Bldg) 0						
												Appraised Ob (B) Value (Bldg) 73,000						
												Appraised Land Value (Bldg) 392,200						
												Special Land Value 0						
												Total Appraised Parcel Value 672,600						
												Valuation Method C						
												Total Appraised Parcel Value 672,600						
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	
2018-94 492 2000104	05-23-2018 11-19-2002 04-05-2000	MN AD MN	Maintenance Addition Maintenance	3,600 7,000 1,500	04-08-2004	100 100 100		STRIP & REROOF 7' SHED DORMER STRIP&REROOF BARN				04-08-2021	SJD	6		01	Measure - No Entry	
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	930R	Other	RC	Primary	40,000	SF 8.75	1.00000	5	1.00	0050	1.000					1.0000	350,000	
1	930R	Other	RC	Residual	2.028	AC 35,000.00	0.59495	5	1.00	0050	1.000					1.0000	42,200	
Total Card Land Units					2.95	AC	Parcel Total Land Area					2.95	Total Land Value					392,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	170	
Model	01	Residential	Bsmt Type	03	Partial
Grade	02	Below Average	Unfin Area		
Stories	1.75		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Owne
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	09	Pine/Soft Wood			385,705
Interior Floor 2			Net Other Adj		13,175
Heat Fuel	02	Oil	Replace Cost		398,880
Heat Type	05	Hot Water	Year Built		1696
AC Type	01	None	Effective Year Built		1973
Bedrooms	4		Depreciation Code		F
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		48
Total Rooms	8		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		52
Gas Fireplaces	0		Cns Sect Rcnd		207,400
Sq Ft Fin Bsmt			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation			Misc Imp Ovr		
Bsmt Garage			Misc Imp Ovr Comment		
Bsmt Area	170		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
BRN1	Barn - 1 Story	L	828	39.00	1980	F	55	C	1.00	17,800
BRN3	Barn - 1 St w/L	L	1,435	52.00	1987	A	70	C	1.00	52,200
LNT	Lean To	L	150	10.00	1997	A	70	C	1.00	1,100
PTO	Patio	L	180	15.00	1960	A	70	C	1.00	1,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,549	1,549	1,549	136.97	212,165
BSM	Basement	0	218	44	27.65	6,027
FEP	Finished Enclosed Porch	0	104	62	81.65	8,492
FUS	Finished Upper Story	351	351	351	136.97	48,076
TQS	Three Quarter Story	810	1,080	810	102.73	110,945
Ttl Gross Liv / Lease Area		2,710	3,302	2,816		385,705

