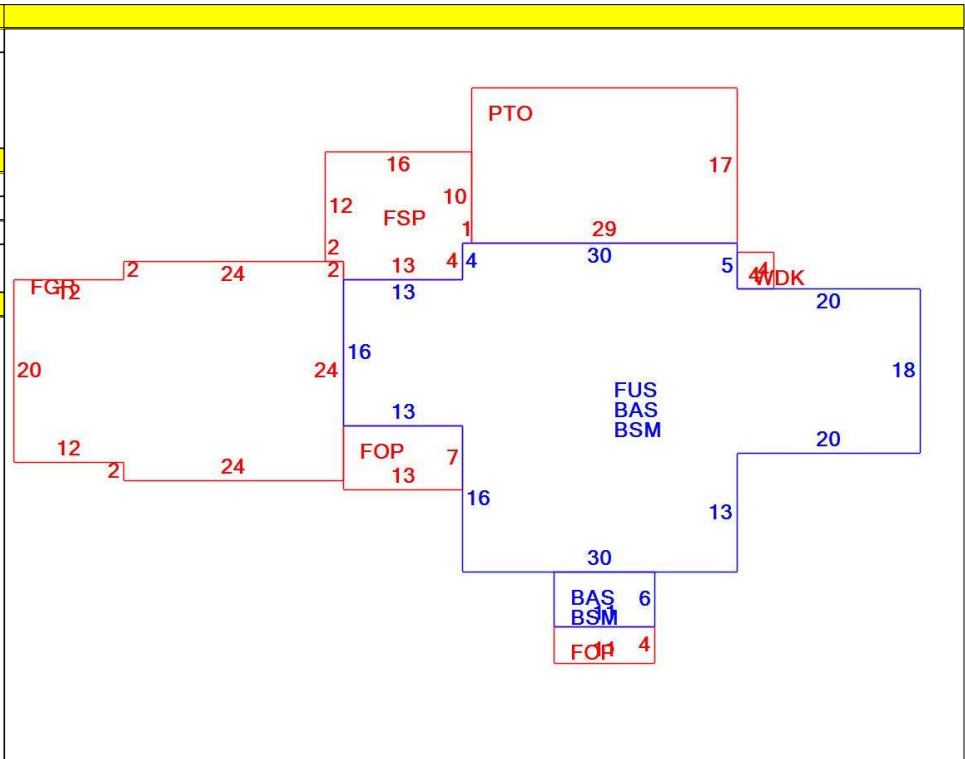


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>					
PERDA JOHN T				0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed						
PERDA JENNIFER L				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	970,600	970,600						
30 AMADO WAY						0	Medium			RES LAND	1010	405,400	405,400						
SUPPLEMENTAL DATA												RESIDNTL	1010	42,100	42,100				
DUXBURY MA 02332		Alt Prcl ID		Cyclical		3													
		Scnd Home		Exemption															
		Tax Class T		W															
		Tot Fin Area 3362		District															
		Total Acres 1.15		Res Exem															
		Chapter Lan																	
		GIS ID F_865346_2856082		Assoc Pid#															
										Total	1,418,100	1,418,100							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
PERDA JOHN T				39861	0118	04-21-2011		Q	I	840,000		00	Year	Code	Assessed	Year	Code	Assessed	
OSULLIVAN JAMES M				23611	0227	08-26-2003		U	I	782,062		1	2023	1010	734,400	2022	1010	686,000	
													1010	525,800		1010	433,300		
													1010	23,800		1010	23,800		
										Total	1,284,000	Total	1,143,100	Total	1,033,400				
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)		970,600		
0092															Appraised Xf (B) Value (Bldg)		0		
												Appraised Ob (B) Value (Bldg)		42,100					
												Appraised Land Value (Bldg)		405,400					
												Special Land Value		0					
												Total Appraised Parcel Value		1,418,100					
												Valuation Method		C					
												Total Appraised Parcel Value		1,418,100					
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				
186	05-11-2004	MS	Miscellaneous	18,000	08-30-2004	100		20 X 40 INGRND POOL		02-11-2016	SJD	0	1	01	Measure - No Entry				
486	11-14-2002	NC	New Construct	240,000	04-08-2004	100		SGL FAM/GARAGE		02-08-2016	SJD	0	1	06	Inspection Only				
										04-12-2013	VGS			20	Field Review				
										03-28-2013	AO	6	6	30	Quality Control				
										10-04-2012	KP	6		30	Quality Control				
										01-06-2011	KP		4	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	1010	Single Family	RC	Primary	40,000	SF 8.75	1.00000	5	1.00	0092	1.132			1.0000	9.91	396,200			
1	1010	Single Family	RC	Residual	0.232	AC 35,000.00	1.00000	5	1.00	0092	1.132			1.0000	0.91	9,200			
Total Card Land Units					1.15	AC	Parcel Total Land Area			1.15			Total Land Value		405,400				

**CONSTRUCTION DETAIL** **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1714	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Fir		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		1,078,569
Interior Floor 2			Replace Cost		37,050
Heat Fuel	03	Gas	Year Built		1,115,619
Heat Type	04	Forced Air-Duc	Effective Year Built		2003
AC Type	03	Central	Depreciation Code		2008
Bedrooms	4		Remodel Rating		A
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		13
Extra Fixtures	5		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		87
Extra Openings	0		Cns Sect Rcnd		970,600
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1714		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
SPL1	Ing Pool - Ave	L	800	64.00	2004	A	70	C	1.00	35,800
PTO	Patio	L	400	15.00	1985	A	70	C	1.00	4,200
SHD1	Shed	L	96	21.00	2000	A	70	B	1.50	2,100

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,714	1,714	1,714	261.73	448,597
BSM	Basement	0	1,714	343	52.38	89,772
FGR	Garage	0	816	326	104.56	85,322
FOP	Open Porch	0	135	20	38.77	5,235
FSP	Screened Porch	0	216	43	52.10	11,254
FUS	Finished Upper Story	1,648	1,648	1,648	261.73	431,323
PTO	Patio	0	493	25	13.27	6,543
WDK	Deck	0	16	2	32.72	523
Ttl Gross Liv / Lease Area		3,362	6,752	4,121		1,078,569

