

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
HARRIS MARY J			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
738 FRANKLIN ST			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	250,400	250,400
DUXBURY MA 02332		SUPPLEMENTAL DATA			RES LAND	1010	350,800	350,800	
		Alt Prcl ID			Cyclical 3				
		Scnd Home			Exemption 22E				
		Tax Class T			W				
		Tot Fin Area 1560			District				
		Total Acres .938			Res Exem				
		Chapter Lan							
		GIS ID F_861867_2847616			Assoc Pid#				
							Total	601,200	601,200

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
HARRIS MARY J		25300 6	05-30-2003	Q	I	360,000	00	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	192,800	2022	1010	160,500
									1010	364,800		1010	300,600
											2021	1010	163,200
												1010	252,000
							Total	557,600	Total	461,100	Total	415,200	

EXEMPTIONS		OTHER ASSESSMENTS						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2024	22D	22D VETERAN	0.00					
Total			0.00					

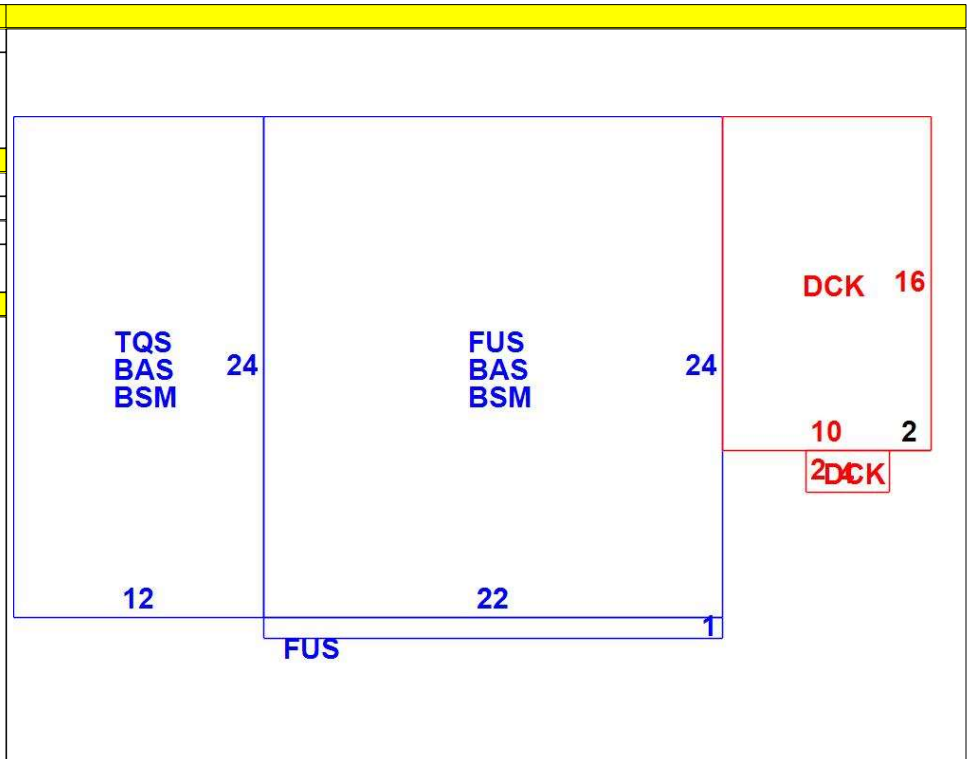
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			250,400
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			0
Appraised Land Value (Bldg)			350,800
Special Land Value			0
Total Appraised Parcel Value			601,200
Valuation Method			C
Total Appraised Parcel Value			601,200

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
QPO-23-97	04-26-2023	MN	Maintenance	13,948		100	04-26-2023	WEATHERIZATION/AIR SEALIN	10-27-2022	SJT	10		08	Measure - Interior Refusal
BPO-21-385	08-19-2021	MN	Maintenance	3,000		100	08-19-2021	Roof replacement	04-12-2013	VGS			20	Field Review
BP-19-390	11-20-2019	MN		5,316		100		RE-ROOF	03-28-2013	AO	6	6	30	Quality Control
2015-19	03-17-2015	MN	Maintenance	15,000		100		SHEETROCK REPLACEMENT	10-19-2006	KP		1	00	Measure & Listed
240	06-06-2005	MS	Miscellaneous	6,000	10-19-2006	100		CONST REP 12X16 DECK						
280	05-30-2003	MS	Miscellaneous	3,000		100		ICE SHIELD,GUTTER						
7390	05-15-1979	NC	New Construct	23,000	05-23-1996	100		34X24 COLONIAL HSE						

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	DV -15,000 REMOVED 11/25/9	1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.022 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.85	800
Total Card Land Units					0.94 AC	Parcel Total Land Area					0.94	Total Land Value			350,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	816	
Model	01	Residential	Bsmt Type	03	
Grade	03	Average	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B S
Roof Structure	03	Gable	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	Net Other Adj	295,206	
Interior Floor 2			Replace Cost	21,750	
Heat Fuel	03	Gas	Year Built	316,955	
Heat Type	05	Hot Water	Effective Year Built	1981	
AC Type	01	None	Depreciation Code	2000	
Bedrooms	3		Remodel Rating	G	
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %	21	
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor	1.000	
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good	79	
Extra Openings	0		Cns Sect Rcnld	250,400	
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	450		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	816		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	816	816	816	167.54	136,713	
BSM	Basement	0	816	163	33.47	27,309	
DCK	Deck	0	168	17	16.95	2,848	
FUS	Finished Upper Story	550	550	550	167.54	92,147	
TQS	Three Quarter Story	216	288	216	125.66	36,189	
Ttl Gross Liv / Lease Area		1,582	2,638	1,762		295,206	

