

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CLARK DEAN L			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
CLARK SHERIN D			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	595,800	595,800	
596 FRANKLIN ST				0 Medium		RES LAND	1010	360,500	360,500	
SUPPLEMENTAL DATA										
DUXBURY MA 02332		Alt Prcl ID	Cyclical Exemption W		3	RESIDNTL	1010	47,400	47,400	VISION
		Scnd Home Tax Class T	District Res Exem							
		Tot Fin Area 3258	Assoc Pid#							
		Total Acres 1.218								
		Chapter Lan								
		GIS ID F_862933_2849520								
							Total	1,003,700	1,003,700	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CLARK DEAN L		51205 137	06-07-2019	Q	I	826,650	00	Year	Code	Assessed	Year	Code	Assessed
CEDERLUND DAVID & MAUREEN TT		17244 0248	03-15-1999	U	I	100	1F	2023	1010	591,600	2022	1010	532,500
CEDERLUND DAVID A		16004 0172	03-20-1998	Q	I	490,000	00		1010	374,900		1010	309,000
									1010	32,600		1010	29,000
							Total	999,100	Total	870,500	Total	791,200	

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

NOTES										
ANTIQUE-COMPLETLY RENOVATED - CLASSIC										

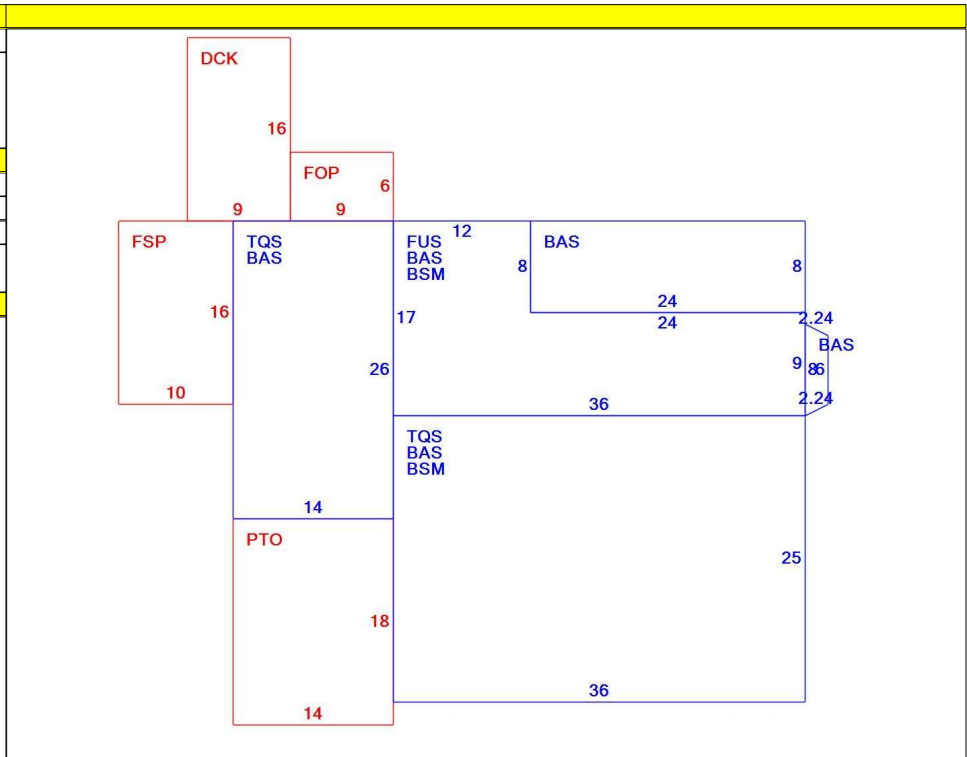
BUILDING PERMIT RECORD														
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
BPO-21-206	09-07-2021	AD	Addition	26,000	03-22-2022	100		ADD SHED TO BARN	03-22-2022	SJT	5		21	Field Review + GIS
2014-177	09-09-2014	MN	Maintenance	8,000		100		STRIP & REROOF WOOD SIDI	05-05-2020	SJD	9		20	Field Review
111	09-08-2009	MN	Maintenance	6,700		100		RPL 2 WINDOWS&1DOOR	04-12-2013	VGS			20	Field Review
177	05-13-2005	DM	Demolish	25,000	10-18-2006	100		8X22 SR&6X8SHED RECO	05-15-2007	BSB	1	00	Measure & Listed	
11472	01-10-1990	MN	Maintenance	10,000		100		DEMO POR BRN BLD G						

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	0.300 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	10,500	
Total Card Land Units					1.22 AC	Parcel Total Land Area					1.22	Total Land Value				360,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1320	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	5				
Full Baths	3				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	10				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	2				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1320				

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

COST / MARKET VALUATION				
Net Other Adj			750,703	
Replace Cost			33,280	
Year Built			783,984	
Effective Year Built			1700	
Depreciation Code			1997	
Remodel Rating			VG	
Year Remodeled				
Depreciation %			24	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			76	
Cns Sect Rcnd			595,800	
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
FGR2	Garage - 1 St	L	476	63.00	1980	A	70	C	1.00	21,000
SPL2	Ing Pool-Good	L	288	89.00	1980	A	70	C	1.00	17,900
SHD1	Shed	L	54	21.00	1985	A	70	C	1.00	800
PTO	Patio	L	300	15.00	1985	A	70	C	1.00	3,200
LNT	Lean To	L	264	10.00	2022	G	85	A	2.00	4,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,890	1,890	1,890	209.17	395,328
BSM	Basement	0	1,320	264	41.83	55,220
DCK	Deck	0	144	14	20.34	2,928
FOP	Open Porch	0	54	8	30.99	1,673
FSP	Screened Porch	0	160	32	41.83	6,693
FUS	Finished Upper Story	420	420	420	209.17	87,851
PTO	Patio	0	252	13	10.79	2,719
TQS	Three Quarter Story	948	1,264	948	156.88	198,291
Ttl Gross Liv / Lease Area		3,258	5,504	3,589		750,703

