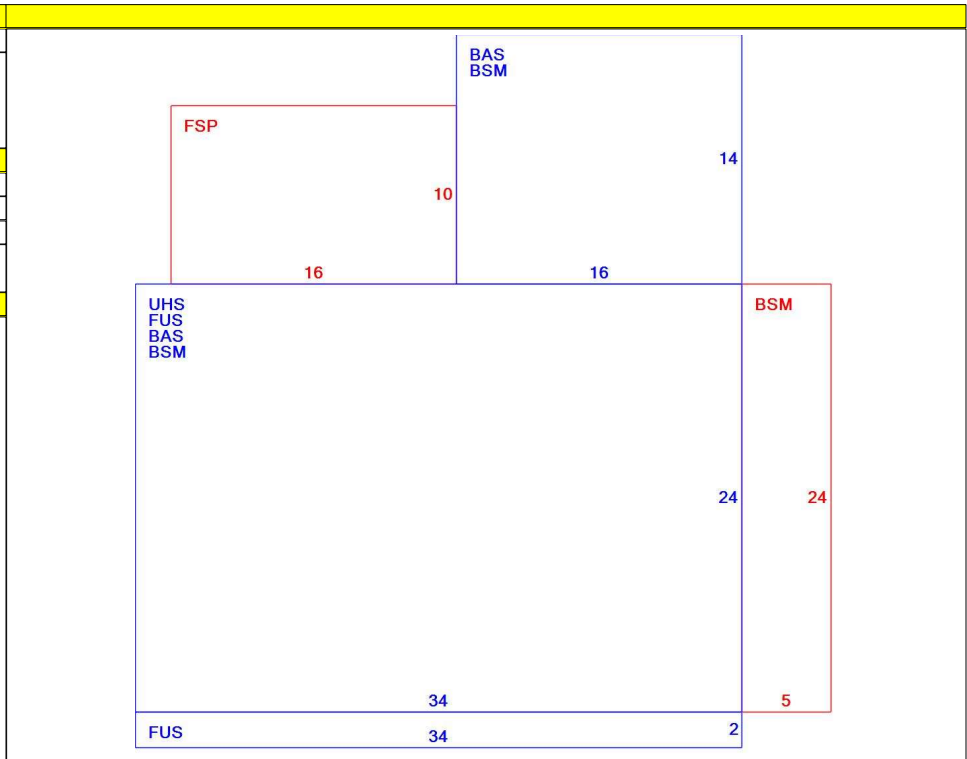


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA					
ARMSTRONG JAMES & CAROL TT ARMSTRONG TRUST 75 TEMPLEWOOD DR DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	Description	Code			Appraised	Assessed		
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	378,300	378,300				
				0	Light			RES LAND	1010	476,300	476,300				
SUPPLEMENTAL DATA															
Alt Prcl ID				Cyclical		3									
Scnd Home				Exemption											
Tax Class T				W											
Tot Fin Area 1924				District											
Total Acres 1.058				Res Exem											
Chapter Lan															
GIS ID F_865311_2852284				Assoc Pid#											
									Total	854,600	854,600				
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
ARMSTRONG JAMES & CAROL TT		35276 0161	11-07-2007	U	I		1 1F	Year	Code	Assessed	Year	Code	Assessed		
								2023	1010	286,100	2022	1010	271,500		
									1010	510,900		1010	324,600		
								Total		797,000	Total		596,100		
								Total			Total		557,200		
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															
Nbhd		Nbhd Name		B		Tracing		Batch							
0060															
NOTES															
BUILDING PERMIT RECORD															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
									04-12-2013	VGS			20	Field Review	
									05-16-2007	BSB		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	0060	1.341		1.0000	11.74	469,400
1	1010	Single Family	RC	Residual	0.147 AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.08	6,900
Total Card Land Units					1.07 AC	Parcel Total Land Area					1.07	Total Land Value			476,300

VISION

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	03	Colonial	Bsmt Area	1160			
Model	01	Residential	Bsmt Type	04			
Grade	05	Ave/Good	Unfin Area	408.00	Full		
Stories	2.5		CONDO DATA				
Occupancy	1		Parcel Id		C	Ownr	
Exterior Wall 1	11	Clapboard			B	S	
Exterior Wall 2			Adjust Type	Code	Description	Factor%	
Roof Structure	03	Gable	Condo Flr				
Roof Cover	10	Wood Shingle	Condo Unit				
Interior Wall 1	05	Drywall	COST / MARKET VALUATION				
Interior Wall 2							
Interior Floor 1	12	Hardwood					
Interior Floor 2			Net Other Adj		482,050		
Heat Fuel	02	Oil	Replace Cost		15,730		
Heat Type	05	Hot Water	Year Built		497,780		
AC Type	01	None	Effective Year Built		1973		
Bedrooms	4		Depreciation Code		1997		
Full Baths	1		Remodel Rating		G		
Half Baths	1		Year Remodeled				
Extra Fixtures	0		Depreciation %		24		
Total Rooms	7		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		76		
Gas Fireplaces	0		Cns Sect Rcnld		378,300		
Sq Ft Fin Bsmt	0		Dep % Ovr				
FBM Quality			Dep Ovr Comment				
Foundation	06	Poured Conc	Misc Imp Ovr				
Bsmt Garage	2		Misc Imp Ovr Comment				
Bsmt Area	1160		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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,040	1,040	1,040	201.53	209,587	
BSM	Basement	0	1,160	232	40.31	46,754	
FSP	Screened Porch	0	160	32	40.31	6,449	
FUS	Finished Upper Story	884	884	884	201.53	178,149	
UHS	Unfinished Half Story	0	816	204	50.38	41,111	
Ttl Gross Liv / Lease Area		1,924	4,060	2,392		482,050	

