

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905  DUXBURY, MA						
CHANDLER JEFFREY A				0 Water 0 No Sewer		0 Arterial 0 Paved 0 Heavy		0 Average 0 Average		Description	Code	Appraised	Assessed							
602 LINCOLN ST										RESIDNTL	0101	197,700	197,700	VISION						
										RES LAND	0101	324,500	324,500							
										RESIDNTL	0101	128,700	103,500							
DUXBURY MA 02332										61A LAND	0712	17,500	600							
										61A LAND	0716	53,800	1,200							
SUPPLEMENTAL DATA										Total		722,200	627,500							
Alt Prcl ID		Scnd Home		Tax Class T		Tot Fin Area 1612		Total Acres 5.798		Chapter Lan		GIS ID F_867693_2851110		Assoc Pid#						
Cyclical 3		Exemption W		District		Res Exem														
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
CHANDLER JEFFREY A		36932 0162		03-13-2009		U I		100		1A		Year	Code	Assessed	Year	Code	Assessed			
												2023	0101	156,800	2022	0101	146,200			
													0101	337,200		0101	278,800			
													0101	64,000		0101	64,000			
													0712	600		0712	500			
													0716	1,200		0716	1,200			
												Total		559,700	Total		490,500	Total		432,800
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												
0050																				
NOTES												Appraised Bldg. Value (Card)				197,700				
												Appraised Xf (B) Value (Bldg)				0				
												Appraised Ob (B) Value (Bldg)				128,700				
												Appraised Land Value (Bldg)				395,800				
												Special Land Value				1,800				
												Total Appraised Parcel Value				722,200				
												Valuation Method				C				
												Total Appraised Parcel Value				722,200				
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			
BP-20-3	05-22-2019	SP		26,000	09-22-2020	100	09-22-2020	Install 24 panels on existing roof.				05-26-2020	SJT	5		20	Field Review			
14886	04-09-1998	RM	Remodel	6,000		100		10X16 3 SEASON				02-20-2020	SJT	5		20	Field Review			
11237	05-23-1989	NC	New Construct	4,000	03-05-1990	100		SHED				07-17-2019	SJT	5		06	Inspection Only			
												01-01-2018	AO	3		99	Vacant Land			
												04-12-2013	VGS			20	Field Review			
												09-06-2006	K+B		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	0716	Til Forag	RC	Residual	4.700	AC	35,000.00	0.32680	5	1.00	0050	1.000			1.0000	0.26	53,800			
1	0712	Tr Crp Veg	PD	Residual	0.500	AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.80	17,500			
Total Card Land Units					5.20	AC	Parcel Total Land Area					5.80	Total Land Value				71,300			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			No Sketch				
Element	Cd	Description	Element	Cd	Description					
Style	99	Vacant Land	Bsmt Area							
Model	00	Vacant	Bsmt Type							
Grade			Unfin Area							
Stories										
Occupancy			<b>CONDO DATA</b>							
Exterior Wall 1			Parcel Id		C		Owne			
Exterior Wall 2					B	S				
Roof Structure			Adjust Type	Code	Description	Factor%				
Roof Cover			Condo Flr							
Interior Wall 1			Condo Unit							
Interior Wall 2			<b>COST / MARKET VALUATION</b>							
Interior Floor 1										
Interior Floor 2			Net Other Adj		0					
Heat Fuel			Replace Cost		8,800					
Heat Type			Year Built		0					
AC Type			Effective Year Built		0					
Bedrooms			Depreciation Code							
Full Baths			Remodel Rating							
Half Baths			Year Remodeled							
Extra Fixtures			Depreciation %		0					
Total Rooms			Functional Obsol							
Bath Style			External Obsol							
Kitchen Style			Trend Factor		1.000					
Extra Kitchens			Condition							
Fireplaces			Condition %							
Extra Openings			Percent Good		69					
Gas Fireplaces			Cns Sect Rcnld		0					
Sq Ft Fin Bsmt			Dep % Ovr							
FBM Quality			Dep Ovr Comment							
Foundation			Misc Imp Ovr							
Bsmt Garage			Misc Imp Ovr Comment							
Bsmt Area			Cost to Cure Ovr							
			Cost to Cure Ovr Comment							
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
<b>BUILDING SUB-AREA SUMMARY SECTION</b>										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value				
Ttl Gross Liv / Lease Area		0	0	0		0				

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>					
CHANDLER JEFFREY A  602 LINCOLN ST  DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code		Appraised	Assessed			
		0	No Sewer	0	Paved	0	Average	RESIDNTL	0101		197,700	197,700			
				0	Heavy			RES LAND	0101		324,500	324,500			
<b>SUPPLEMENTAL DATA</b>						RESIDNTL	0101	128,700	103,500						
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1612 Total Acres 5.798 Chapter Lan  GIS ID F_867693_2851110				Cyclical 3 Exemption W District Res Exem  Assoc Pid#		61A LAND	0712	17,500	600						
						61A LAND	0716	53,800	1,200						
						Total		722,200	627,500						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
CHANDLER JEFFREY A		36932 0162	03-13-2009	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed		
								2023	0101	156,800	2022	0101	146,200		
									0101	337,200		0101	227,000		
									0101	64,000		0101	64,000		
									0712	600		0712	500		
									0716	1,200		0716	1,200		
								Total		559,700	Total		490,500		
								Total			Total		432,800		
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							
0050															
NOTES															
BUILDING PERMIT RECORD															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
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
2	0101	Single Fam		Primary	26,100 SF	12.43	1.00000	5	1.00	0050	1.000		1.0000	12.43	324,500
Total Card Land Units					0.60 AC	Parcel Total Land Area					5.80	Total Land Value			324,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	806	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	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	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			285,465
Interior Floor 2			Net Other Adj		9,600
Heat Fuel	02	Oil	Replace Cost		295,064
Heat Type	06	Steam	Year Built		1932
AC Type	01	None	Effective Year Built		1988
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %		33
Total Rooms	6		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		67
Gas Fireplaces	0		Cns Sect Rcnd		197,700
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	05	Conc Block	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	806		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
WDK	Deck	L	252	21.00	1989	A	70	C	1.00	3,700
BRN5	Barn - 2 Story	L	832	69.00	1980	A	70	C	1.00	40,200
SHD1	Shed	L	480	21.00	1980	A	70	C	1.00	7,100
SHD1	Shed	L	336	21.00	1980	A	70	C	1.00	4,900
SHD1	Shed	L	216	21.00	1980	A	70	C	1.00	3,200
SHD1	Shed	L	1,300	21.00	1985	A	70	C	1.00	19,100
BRN3	Barn - 1 St w/L	L	252	52.00	1989	A	70	C	1.00	9,200
SHD1	Shed	L	192	21.00	1980	A	70	C	1.00	2,800
SHD1	Shed	L	640	21.00	1980	A	70	C	1.00	9,400
SHD1	Shed	L	140	21.00	1980	A	70	C	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	806	806	806	156.59	126,212
BSM	Basement	0	806	161	31.28	25,211
FEP	Finished Enclosed Porch	0	30	18	93.95	2,819
FSP	Screened Porch	0	160	32	31.32	5,011
FUS	Finished Upper Story	806	806	806	156.59	126,212
Ttl Gross Liv / Lease Area		1,612	2,608	1,823		285,465

FEP

5

6

FUS  
BAS  
BSM

FSP

26

16

10

31



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>								
CHANDLER JEFFREY A  602 LINCOLN ST  DUXBURY MA 02332			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed									
			0 No Sewer	0 Paved	0 Average	RESIDNTL	0101	197,700	197,700									
				0 Heavy		RES LAND	0101	324,500	324,500									
<b>SUPPLEMENTAL DATA</b>						RESIDNTL	0101	128,700	103,500									
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1612 Total Acres 5.798 Chapter Lan GIS ID F_867693_2851110				Cyclical 3 Exemption W District Res Exem Assoc Pid#		61A LAND	0712	17,500	600									
						61A LAND	0716	53,800	1,200									
						Total		722,200	627,500									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
								Year	Code	Assessed	Year	Code	Assessed					
								2023	0101	156,800	2022	0101	146,200					
									0101	337,200		0101	227,000					
									0101	64,000		0101	64,000					
									0712	600		0712	500					
								Total		559,700	Total		490,500					
								Total		432,800	Total		432,800					
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																
ASSESSING NEIGHBORHOOD																		
Nbhd		Nbhd Name		B		Tracing		Batch										
0050																		
NOTES																		
BUILDING PERMIT RECORD																		
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments				VISIT / CHANGE HISTORY						
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
					Total Card Land Units					Parcel Total Land Area					Total Land Value			

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	00	Gambrel				Bsmt Area	806				
Model	01	Residential				Bsmt Type	04				
Grade	03	Average				Unfin Area	0.00	Full			
Stories	2					<b>CONDO DATA</b>					
Occupancy	1					Parcel Id		C		Owne	
Exterior Wall 1	14	Wood Shingle						B		S	
Exterior Wall 2						Adjust Type	Code	Description	Factor%		
Roof Structure	07	Gambrel				Condo Flr					
Roof Cover	03	Asphalt				Condo Unit					
Interior Wall 1	05	Drywall				<b>COST / MARKET VALUATION</b>					
Interior Wall 2						Net Other Adj			9,600		
Interior Floor 1	12	Hardwood				Replace Cost					
Interior Floor 2						Year Built					
Heat Fuel	02	Oil				Effective Year Built					
Heat Type	06	Steam				Depreciation Code					
AC Type	01	None				Remodel Rating					
Bedrooms	3					Year Remodeled					
Full Baths	1					Depreciation %					
Half Baths	0					Functional Obsol					
Extra Fixtures	2					External Obsol					
Total Rooms	6					Trend Factor					
Bath Style	02	Average				Condition					
Kitchen Style	02	Average				Condition %					
Extra Kitchens	0					Percent Good					
Fireplaces	1					Cns Sect Rcnd					
Extra Openings	0					Dep % Ovr					
Gas Fireplaces	0					Dep Ovr Comment					
Sq Ft Fin Bsmt	0					Misc Imp Ovr					
FBM Quality						Misc Imp Ovr Comment					
Foundation	05	Conc Block				Cost to Cure Ovr					
Bsmt Garage	0					Cost to Cure Ovr Comment					
Bsmt Area	806										
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
SLR	Solar Panels	L	24	1050.00	2019	A	70	C	1.00	25,200	
SPL4	Above Ground	L	314	8.00		A	70	C	1.00	1,800	
<b>BUILDING SUB-AREA SUMMARY SECTION</b>											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											