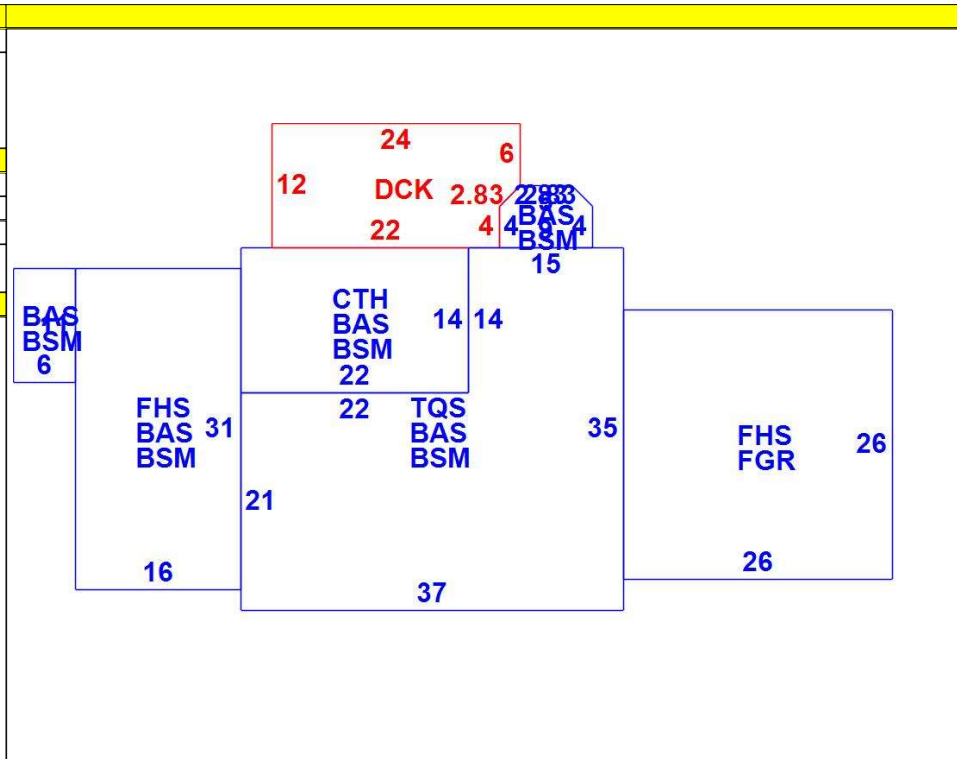


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION						
SPRUCE TREY				0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed							
SPRUCE JENNIFER				0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	1,071,600	1,071,600							
640 WEST ST						0	Heavy			RES LAND	1010	350,400	350,400							
SUPPLEMENTAL DATA																				
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3233 Total Acres .92 Chapter Lan GIS ID F_867642_2847490				Cyclical 3 Exemption W District Res Exem Assoc Pid#						Total		1,422,000	1,422,000					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
SPRUCE TREY				57200	145	09-02-2022		Q	I	1,275,000		00	Year	Code	Assessed	Year	Code	Assessed		
FLETCHER DAVID H				30439	0014	04-29-2005		Q	I	315,000		00	2023	1010	802,400	2022	1010	302,600		
LANDRY ALBERT J JR				21205	0012	12-24-2001		U	I	100		1F		1010	364,700		1010	300,600		
												Total		1,167,100	Total		603,200	Total		531,400
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							APPRAISED VALUE SUMMARY							
												Appraised Bldg. Value (Card)					1,071,600			
												Appraised Xf (B) Value (Bldg)					0			
												Appraised Ob (B) Value (Bldg)					0			
												Appraised Land Value (Bldg)					350,400			
												Special Land Value					0			
												Total Appraised Parcel Value					1,422,000			
												Valuation Method					C			
												Total Appraised Parcel Value						1,422,000		
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-19-178	05-29-2019	NC	New Construct	360,000	09-06-2022	100		SINGLE FAM 1ST FL 1896' 2NF		10-08-2021	SJT	5		20	Field Review					
94	04-08-2008	DM	Demolish	11,000		100		EXISTING DWELLING		05-04-2020	SJT	5		06	Inspection Only					
15038	08-03-1998	MN	Maintenance	2,000		100		STRIP & REROOF		02-06-2020	SJT	5		05	Measure - Under Construct					
										04-12-2018	JLF	5		01	Measure - No Entry					
										01-01-2018	AO	3		99	Vacant Land					
										05-30-2017	JLF	5		94	Outbuilding - Measured					
										05-23-2016	JLF			94	Outbuilding - Measured					
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		Residual	0.005	AC	35,000.00	1.88679	5	1.00	0050	1.000			1.0000	1.73	400			
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value					350,400		

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1907	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area		Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	11	Clapboard	CONDO DATA		
Exterior Wall 2			Parcel Id		C
Roof Structure	03	Gable			Ownr
Roof Cover	03	Asphalt			B
Interior Wall 1	05	Drywall	Adjust Type	Code	Description
Interior Wall 2			Condo Flr		Factor%
Interior Floor 1	12	Hardwood	Condo Unit		
Interior Floor 2			COST / MARKET VALUATION		
Heat Fuel	03	Gas	Net Other Adj		1,069,739
Heat Type	04	Forced Air-Duc	Replace Cost		23,750
AC Type	03	Central	Year Built		1,093,490
Bedrooms	4		Effective Year Built		2020
Full Baths	2		Depreciation Code		2019
Half Baths	1		Remodel Rating		A
Extra Fixtures			Year Remodeled		
Total Rooms	10		Depreciation %		2
Bath Style	03	Modern	Functional Obsol		
Kitchen Style	03	Modern	External Obsol		
Extra Kitchens			Trend Factor		1.000
Fireplaces			Condition		
Extra Openings			Condition %		
Gas Fireplaces			Percent Good		98
Sq Ft Fin Bsmt			Cns Sect Rcnd		1,071,600
FBM Quality			Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage			Misc Imp Ovr		
Bsmt Area	1907		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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,907	1,907	1,907	271.30	517,371
BSM	Basement	0	1,907	381	54.20	103,366
CTH	Cathedral Ceiling	0	308	31	27.31	8,410
DCK	Deck	0	278	28	27.33	7,596
FGR	Garage	0	676	270	108.36	73,251
FHS	Finished Half Story	586	1,172	586	135.65	158,982
TQS	Three Quarter Story	740	987	740	203.41	200,763
Ttl Gross Liv / Lease Area		3,233	7,235	3,943		1,069,739

