

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
JOYCE DOUGLAS			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
JOYCE JAIME			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	636,000	636,000	
274 LINCOLN ST				0 Heavy		RES LAND	1010	275,100	275,100	
SUPPLEMENTAL DATA										
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2745 Total Acres 1.309 Chapter Lan		Cyclical 3 Exemption W District Res Exem		RESIDNTL	1010	16,800	16,800	VISION
		GIS ID F_867065_2846364		Assoc Pid#		Total		927,900	927,900	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
JOYCE DOUGLAS		53048 96	07-09-2020	Q	I	655,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
JOHNSON ANDREW S		11864 0082	05-17-1993	U	I	1	1	2023	1010	492,300	2022	1010	408,500	2021	1010	378,900
									1010	286,300		1010	237,700		1010	220,300
									1010	12,900		1010	12,900		1010	12,300
								Total		791,500	Total		659,100	Total		611,500

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					Appraised Bldg. Value (Card)						636,000			
					Appraised Xf (B) Value (Bldg)						0			
					Appraised Ob (B) Value (Bldg)						16,800			
					Appraised Land Value (Bldg)						275,100			
					Special Land Value						0			
					Total Appraised Parcel Value						927,900			
					Valuation Method						C			
					Total Appraised Parcel Value						927,900			

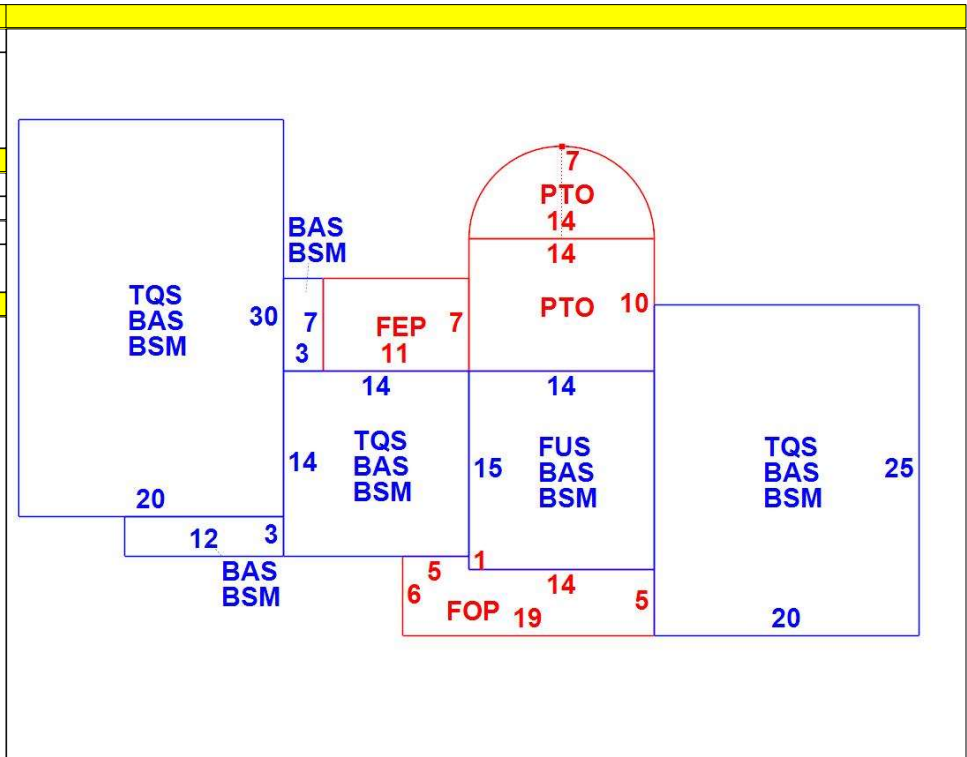
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
BPO-20-277	10-26-2020	MN	Maintenance	4,000		100		Weatherization/Air Sealing		04-14-2021	SJD	9	1	07	Measure - Info @ Door
2013-46	04-16-2013	MN	Maintenance	3,500		100		REPLACE WOOD SIDING		04-12-2013	VGS			20	Field Review
190	05-17-2005	MN	Maintenance	3,000		100		RE-ROOF		12-19-2007	BSB		1	00	Measure & Listed
334	07-12-2004	AD	Addition	2,500		100		SC PRCH & FIN BSMNT							
156	04-26-2004	RM	Remodel	2,500	09-01-2004	100		MOVE GARAGE TO SLAB							
29	01-28-2004	AD	Addition	60,000		100		2 STRYADD & PORCH							
28	01-28-2004	DM	Demolish	2,500	05-18-2004	100		DEMO FAM RM, GARAGE							

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	36,590	SF	9.37	1.00000	5	1.00	0050	1.000		TN80	0.8000	9.37	274,200	
1	1010	Single Family	RC	Residual	0.470	AC	2,000.00	1.00000	0	1.00	0050	1.000	EASEMENT+		1.0000	0.04	900	
Total Card Land Units					1.31	AC	Parcel Total Land Area					1.31	Total Land Value					275,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	1501	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	3				
Full Baths	3				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	500				
FBM Quality	04	Above Average			
Foundation	03	Stone			
Bsmt Garage	0				
Bsmt Area	1501				

CONDO DATA				
Parcel Id		C	Own	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Net Other Adj	730,018
Replace Cost	45,600
Year Built	1875
Effective Year Built	2003
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	18
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	82
Cns Sect Rcnd	636,000
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
FGR1	Garage - 1 Sto	L	462	52.00	2000	A	70	C	1.00	16,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,563	1,563	1,563	233.23	364,542
BSM	Basement	0	1,563	313	46.71	73,002
FEP	Finished Enclosed Porch	0	77	46	139.33	10,729
FOP	Open Porch	0	100	15	34.98	3,498
FUS	Finished Upper Story	210	210	210	233.23	48,979
PTO	Patio	0	217	11	11.82	2,566
TQS	Three Quarter Story	972	1,296	972	174.92	226,702
Ttl Gross Liv / Lease Area		2,745	5,026	3,130		730,018

