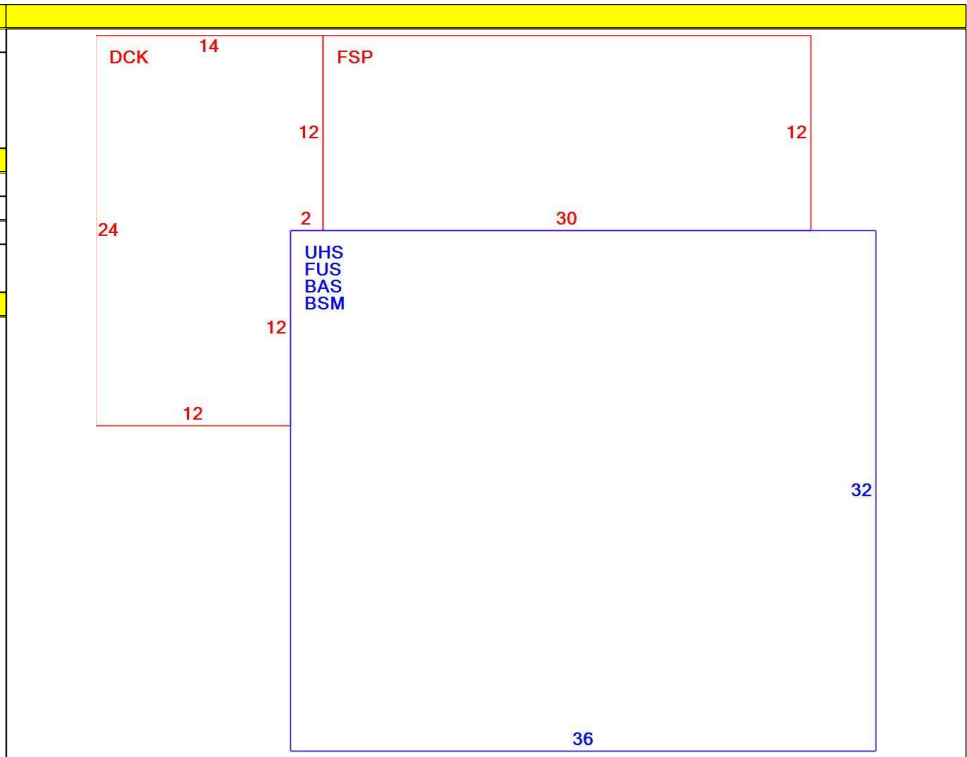


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION							
DOHERTY MICHAEL J 298 LINCOLN ST DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	RESIDNTL 1010 453,300 453,300 RES LAND 1010 382,300 382,300 RESIDNTL 1010 17,400 17,400									
		0	No Sewer	0	Paved	0	Average														
				0	Heavy																
SUPPLEMENTAL DATA												Total		853,000	853,000						
Alt Prcl ID		Scnd Home		Tax Class T		Tot Fin Area 2304		Total Acres 1.84		Chapter Lan		GIS ID F_867145_2846824		Cyclical Exemption W District Res Exem		Assoc Pid#					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)								
DOHERTY MICHAEL J				11287	0171	09-25-1992		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
													2023	1010	346,400	2022	1010	317,500	2021	1010	299,100
														1010	397,500		1010	327,600		1010	273,000
														1010	12,500		1010	12,500		1010	12,500
													Total		756,400	Total		657,600	Total		584,600
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								
ASSESSING NEIGHBORHOOD												Appraised Bldg. Value (Card) 453,300									
Nbhd		Nbhd Name			B		Tracing		Batch		Appraised Xf (B) Value (Bldg) 0										
0050											Appraised Ob (B) Value (Bldg) 17,400										
NOTES												Appraised Land Value (Bldg) 382,300									
												Special Land Value 0									
												Total Appraised Parcel Value 853,000									
												Valuation Method C									
												Total Appraised Parcel Value 853,000									
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				
12531	09-11-1992	NC	New Construct	129,000	01-01-1994	100		2STY HOUSE/DEMOLISH				04-12-2013 10-02-2007	VGS BSB		1	20 00	Field Review 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	0050	1.000				1.0000		8.75	350,000			
1	1010	Single Family	RC	Residual	0.924 AC	35,000.00	1.00000	5	1.00	0050	1.000				1.0000		0.80	32,300			
Total Card Land Units					1.84	AC	Parcel Total Land Area					1.84	Total Land Value					382,300			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1152	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	576.00	Full
Stories	2.5		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			530,866
Interior Floor 2			Net Other Adj		35,750
Heat Fuel	03	Gas	Replace Cost		566,617
Heat Type	05	Hot Water	Year Built		1992
AC Type	01	None	Effective Year Built		2001
Bedrooms	4		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		20
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		80
Gas Fireplaces	0		Cns Sect Rcnld		453,300
Sq Ft Fin Bsmt	448		Dep % Ovr		
FBM Quality	02	Low Quality	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1152		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	432	52.00	1980	A	70	C	1.00	15,700
SPL4	Above Ground	L	300	8.00	1985	A	70	C	1.00	1,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,152	1,152	1,152	181.49	209,080
BSM	Basement	0	1,152	230	36.24	41,743
DCK	Deck	0	312	31	18.03	5,626
FSP	Screened Porch	0	360	72	36.30	13,067
FUS	Finished Upper Story	1,152	1,152	1,152	181.49	209,080
UHS	Unfinished Half Story	0	1,152	288	45.37	52,270
Ttl Gross Liv / Lease Area		2,304	5,280	2,925		530,866



298 LINCOLN ST

