

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
GRISDALE RICHARD T			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
GRISDALE KAREN N			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	244,700	244,700	
PO BOX 2482				0 Light		RES LAND	1010	395,200	395,200	
DUXBURY MA 02331		SUPPLEMENTAL DATA				RESIDNTL	1010	40,700	40,700	
Alt Prcl ID		Cyclical 3								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 1640		District								
Total Acres 6.998		Res Exem								
Chapter Lan										
GIS ID F_869740_2849346		Assoc Pid#								
							Total	680,600	680,600	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
FITZGERALD RUSSELL III	57665	252	02-10-2023	Q	I	649,900	00	Year	Code	Assessed	Year	Code	Assessed
GRISDALE RICHARD T	43215	0129	06-17-2013	U	I	1	1A	2023	1010	185,200	2022	1010	169,100
GRISDALE RICHARD T	42852	0258	03-27-2013	U	I	1	1A		1010	410,600		1010	340,200
GRISDALE KAREN N & RICHARD T TT	40415	0261	10-07-2011	U	I	10	1F		1010	24,900		1010	24,900
GRISDALE RICHARD T	40261	0284	08-29-2011	U	I	1	1F					1010	24,900
							Total	620,700	Total	534,200	Total	462,800	

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)	244,700		
Appraised Xf (B) Value (Bldg)	0		
Appraised Ob (B) Value (Bldg)	40,700		
Appraised Land Value (Bldg)	395,200		
Special Land Value	0		
Total Appraised Parcel Value	680,600		
Valuation Method	C		
Total Appraised Parcel Value	680,600		

NOTES

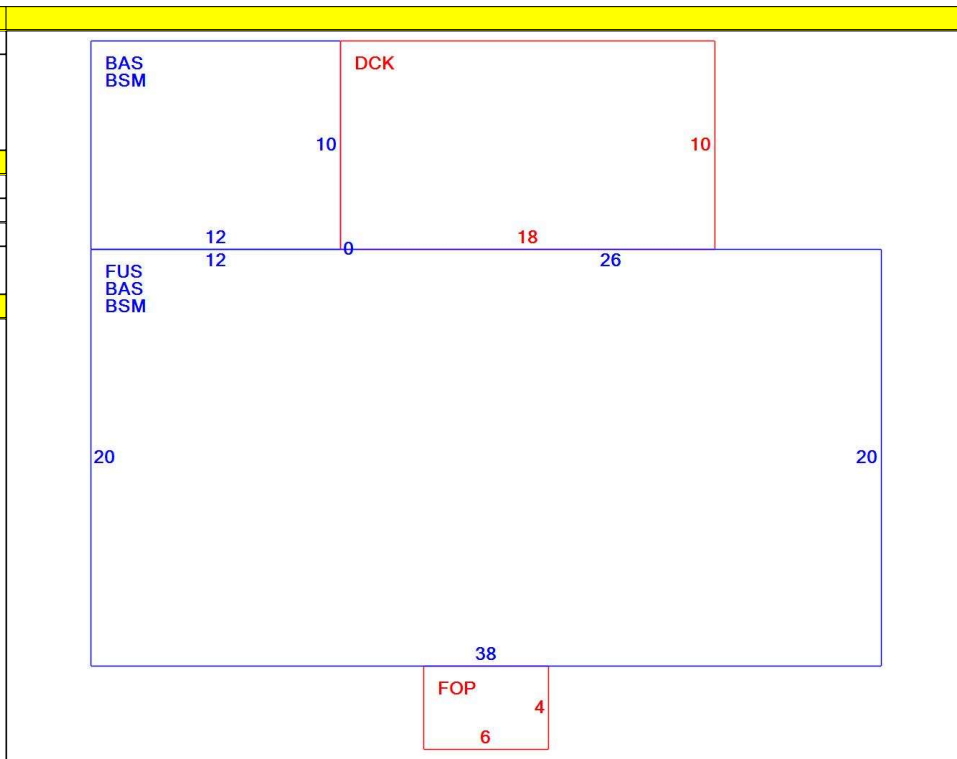
CELLAR WET AT TIMES OF PEAK RAINFALL

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
194	11-09-2011	MN	Maintenance	1,164		100		RPL 1 DOOR	04-12-2013	VGS			20	Field Review
									03-13-2013	AO	6	6	30	Quality Control
									07-07-2007	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	PD	Primary	40,000	SF 8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000	
1	1010	Single Family	PD	Residual	1.000	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	35,000	
1	1010	Single Family	WP	Undevelop	5.080	AC 2,000.00	1.00000	0	1.00	0050	1.000		1.0000	0.05	10,200	
Total Card Land Units					7.00	AC	Parcel Total Land Area					7.00	Total Land Value			395,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	880	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			299,226
Interior Floor 2			Net Other Adj		10,500
Heat Fuel	02	Oil	Replace Cost		309,726
Heat Type	05	Hot Water	Year Built		1977
AC Type	01	None	Effective Year Built		2000
Bedrooms	3		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		21
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		79
Gas Fireplaces	0		Cns Sect Rcnd		244,700
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	880		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
SPL1	Ing Pool - Ave	L	550	64.00	1978	A	70	C	1.00	24,600
SHD1	Shed	L	96	21.00	1980	A	70	C	1.00	1,400
FN2	Fence - Wood	L	600	35.00	1980	A	70	C	1.00	14,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	880	880	880	162.80	143,264
BSM	Basement	0	880	176	32.56	28,653
DCK	Deck	0	180	18	16.28	2,930
FOP	Open Porch	0	24	4	27.13	651
FUS	Finished Upper Story	760	760	760	162.80	123,728
Ttl Gross Liv / Lease Area		1,640	2,724	1,838		299,226



50 WRIGHT LN

