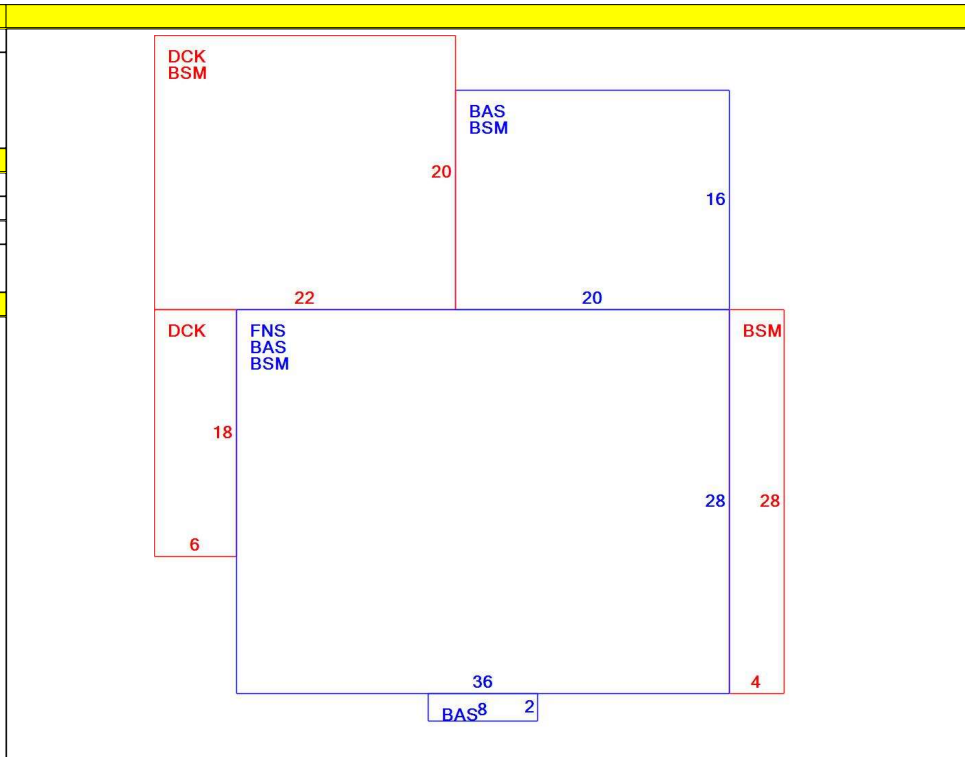


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>						
KELLER BRIAN S & DEOBORAH W TT BRIAN AND DEBORAH KELLER FAMI 30 LINCOLN ST  DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code			Appraised	Assessed			
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010			699,200	699,200			
		SUPPLEMENTAL DATA		0		Heavy		RES LAND	1010			332,900	332,900			
		Alt Prcl ID		Cyclical 4		RESIDNTL		1010	34,700	3,200						
		Scnd Home		Exemption				Total		1,066,800	1,035,300					
		Tax Class T		W												
		Tot Fin Area 2200		District												
		Total Acres .928		Res Exem												
		Chapter Lan		Assoc Pid#												
		GIS ID F_867755_2842899														
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
KELLER BRIAN S & DEBORAH W TT		57686 322	02-21-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed			
KELLER BRIAN S & DEBORAH W		57686 298	02-21-2023	U	I	1	1A	2023	1010	533,300	2022	1010	452,400			
KELLER BRIAN S & DEOBORAH W TT		49291 0142	12-12-2017	U	I	1	1A		1010	346,200		1010	285,300			
KELLER BRIAN S		18340 0186	03-10-2000	Q	I	322,000	00		1010	2,100		1010	2,100			
STOTTS JOHN J		17453 0094	05-14-1999	Q	V	277,000	00	Total		881,600	Total		739,800			
								Total		700,400	Total		700,400			
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int							
											<b>APPRAISED VALUE SUMMARY</b>					
Total			0.00								Appraised Bldg. Value (Card)		699,200			
											Appraised Xf (B) Value (Bldg)		0			
											Appraised Ob (B) Value (Bldg)		34,700			
											Appraised Land Value (Bldg)		332,900			
											Special Land Value		0			
											Total Appraised Parcel Value		1,066,800			
											Valuation Method		C			
											Total Appraised Parcel Value		1,066,800			
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		
QPO-21-22	09-24-2021	MN	Maintenance	35,122		100	10-18-2021	Replace 17 windows.	04-12-2018	SJD	9		01	Measure - No Entry		
2019-27	01-31-2019	SP	Solar Panels	36,745		100	02-08-2019	ROOFTOP SP ARRAY AND CO	04-12-2013	VGS			20	Field Review		
2017-377	11-09-2017	MS	Miscellaneous	2,988		100		AIR SEALING, ETC.	04-21-2005	KP		1	00	Measure & Listed		
15	12-02-2010	MS	Miscellaneous	3,500		100		10X12 UTILY SHED								
250	06-07-2004	AD	Addition	75,000	04-21-2005	100		ADD REC RM/SUN RM/DE								
14380	02-19-1997	NC	New Construct	120,000	12-16-1997	100		1.5 STRY DWEL 28X40								
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		TN95	0.9500	8.75	332,500
1	1010	Single Family	RC	Residual	0.010 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.92	400
Total Card Land Units					0.93 AC	Parcel Total Land Area					0.93	Total Land Value			332,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1880	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	1.85				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	02	Shed	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			696,891
Interior Floor 2			Net Other Adj		79,975
Heat Fuel	03	Gas	Replace Cost		776,866
Heat Type	05	Hot Water	Year Built		1997
AC Type	01	None	Effective Year Built		2011
Bedrooms	3		Depreciation Code		E
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		10
Total Rooms	7		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		90
Gas Fireplaces	0		Cns Sect Rcnd		699,200
Sq Ft Fin Bsmt	1264		Dep % Ovr		
FBM Quality	04	Above Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1880		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
SHD1	Shed	L	120	21.00	2010	G	85	B	1.50	3,200
SLR	Solar Panels	L	30	1050.00	2019	G	85	C	1.00	31,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,344	1,344	1,344	259.84	349,225
BSM	Basement	0	1,880	376	51.97	97,700
DCK	Deck	0	548	55	26.08	14,291
FNS	Finished 90% Story	907	1,008	907	233.80	235,675
Ttl Gross Liv / Lease Area		2,251	4,780	2,682		696,891

