

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA						
MERRY THOMAS SR MERRY KELLIE P 769 MAYFLOWER ST DUXBURY MA 02332				0 Water 0 No Sewer		0 Arterial 0 Paved 0 Heavy		0 Average 0 Average		Description	Code	Appraised	Assessed			123,000 123,000 365,900 365,900				
SUPPLEMENTAL DATA														<b>VISION</b>						
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 960 Total Acres 1.372 Chapter Lan GIS ID F_867793_2842320				Cyclical Exemption W District Res Exem Assoc Pid#						Total		488,900	488,900							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
MERRY THOMAS SR MERRY JAMES M & PATRICIA E (1/2 INT)		36264 0228 35179 0060		08-12-2008 10-12-2007		U I U I		110,000 1		1J 1F		Year	Code	Assessed	Year	Code	Assessed			
												2023	1010 1010	132,600 380,500	2022	1010 1010	115,300 313,600	2021	1010 1010	115,700 261,400
		Total										Total		513,100	Total		428,900	Total		377,100
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																				
Nbhd		Nbhd Name		B		Tracing		Batch												
0050																				
NOTES																				
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			
2018-269 521	12-24-2018 10-07-2003	MN RM	Maintenance Remodel	5,678 1,500		100 100	06-06-2019	PATIO DOOR REPL DOOR W/WINDOW				04-12-2013 10-29-2007	VGS BSB			20 01	Field Review Measure - No Entry			
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	0.455	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.0000		0.80	15,900			
Total Card Land Units					1.37	AC	Parcel Total Land Area					1.37	Total Land Value					365,900		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	960	
Model	01	Residential	Bsmt Type	03	
Grade	03	Average	Unfin Area	0.00	Partial
Stories	1		<b>CONDO DATA</b>		
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			Factor%
Interior Wall 1	05	Drywall	Condo Flr		
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2					170,704
Heat Fuel	02	Oil	Net Other Adj		5,000
Heat Type	05	Hot Water	Replace Cost		175,703
AC Type	01	None	Year Built		1962
Bedrooms	3		Effective Year Built		1991
Full Baths	1		Depreciation Code		A
Half Baths	0		Remodel Rating		
Extra Fixtures	0		Year Remodeled		
Total Rooms	6		Depreciation %		30
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	0		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		70
Sq Ft Fin Bsmt	0		Cns Sect Rcnld		123,000
FBM Quality			Dep % Ovr		
Foundation	05	Conc Block	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	960		Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

<b>BAS</b>	
<b>BSM</b>	
24	
40	

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	960	960	960	148.18	142,253	
BSM	Basement	0	960	192	29.64	28,451	
Ttl Gross Liv / Lease Area		960	1,920	1,152		170,704	



769 MAYFLOWER ST

