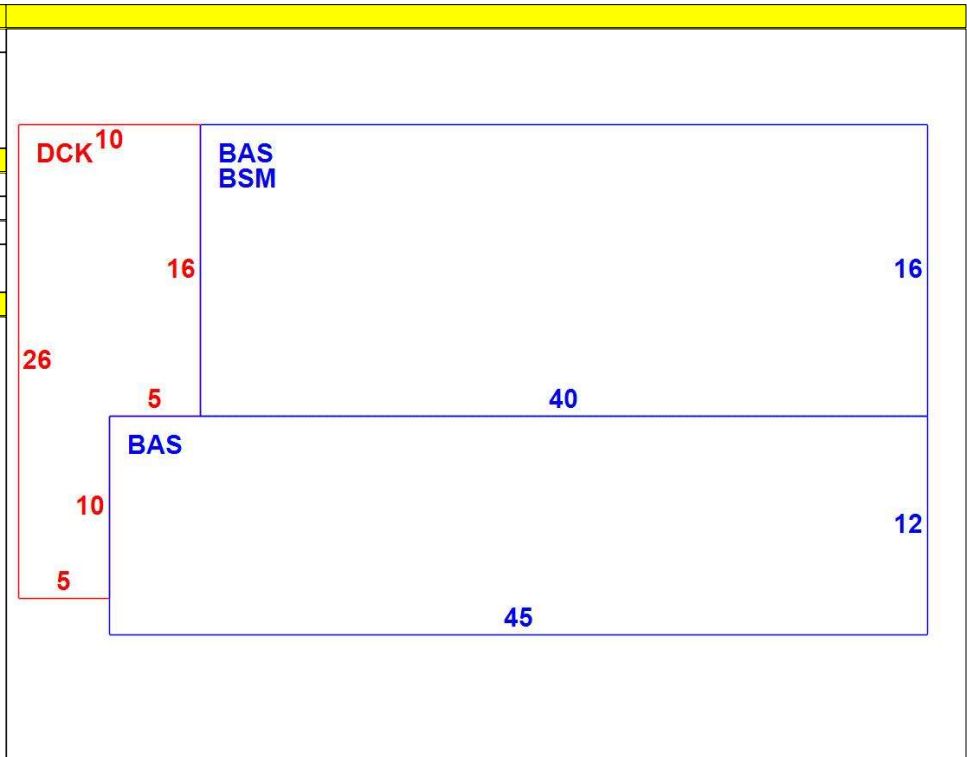


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
THOMAS RYAN S			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed						
THOMAS MEREDITH M			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	179,200	179,200						
240 CHANDLER ST		SUPPLEMENTAL DATA				RES LAND	1010	340,300	340,300						
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1180 Total Acres 1.138 Chapter Lan GIS ID F_862698_2841072		Cyclical 4 Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	4,300	4,300						
						Total		523,800	523,800						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
THOMAS RYAN S		40126 0097	07-15-2011	Q	I	270,000	00	Year	Code	Assessed	Year	Code	Assessed		
FRANKLIN PAUL R		34577 0017	05-24-2007	Q	I	376,000	00	2023	1010	146,200	2022	1010	135,600		
BROWN JOHN		32015 0064	01-03-2006	Q	I	339,000	00		1010	353,800		1010	291,600		
HENDRICKSON ROBERT K JR		19369 0319	02-14-2001	Q	I	256,000	00		1010	2,900		1010	2,900		
GLATTTHORN DANIEL D		14793 0289	11-20-1996	Q	I	156,000	00	Total		502,900	Total		430,100		
		Total						Total		360,500	Total		360,500		
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															
Nbhd		Nbhd Name		B		Tracing		Batch							
0050															
NOTES															
BUILDING PERMIT RECORD															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
48	02-16-2006	MS	Miscellaneous	10,000	09-28-2006	100		CEILING,4X4 ENTRY PR	12-01-2021	SJT	10		01	Measure - No Entry	
13226	05-19-1994	NC	New Construct	860		100		8X8 GARDEN SHED	04-12-2013	VGS			20	Field Review	
									12-08-2011	KP			01	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		ES95	0.9500	332,500
1	1010	Single Family	RC	Residual	0.223 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	7,800
Total Card Land Units					1.14 AC	Parcel Total Land Area					1.14	Total Land Value			340,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	Split-Level	Bsmt Area	640	
Model	01	Residential	Bsmt Type	03	
Grade	03	Average	Unfin Area	0.00	Partial
Stories	1				
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	Net Other Adj		250,157
Interior Floor 2			Replace Cost		279,958
Heat Fuel	03	Gas	Year Built		1970
Heat Type	05	Hot Water	Effective Year Built		1985
AC Type	01	None	Depreciation Code		F
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		36
Extra Fixtures	1		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		64
Extra Openings	0		Cns Sect Rcnld		179,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	640		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	640		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	64	21.00	1980	A	70	C	1.00	900
PTO	Patio	L	156	15.00	1980	A	70	C	1.00	1,600
SHD1	Shed	L	120	21.00	1985	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,180	1,180	1,180	188.23	222,111
BSM	Basement	0	640	128	37.65	24,093
DCK	Deck	0	210	21	18.82	3,953
Ttl Gross Liv / Lease Area		1,180	2,030	1,329		250,157

