

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION						
DONOGHUE MATTHEW J			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed							
DONOGHUE KATELYN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	517,400	517,400							
31 PIONEER DRIVE				0 Light		RES LAND	1010	474,600	474,600							
DUXBURY MA 02332		SUPPLEMENTAL DATA				RESIDNTL	1010	26,200	26,200							
Alt Prcl ID		Cyclical 1														
Scnd Home		Exemption														
Tax Class T		W														
Tot Fin Area 2440		District														
Total Acres 2.836		Res Exem														
Chapter Lan																
GIS ID F_861226_2842232		Assoc Pid#														
						Total		1,018,200	1,018,200							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DONOGHUE MATTHEW J		53717 110	10-29-2020	Q	I	639,000	00	Year	Code	Assessed	Year	Code	Assessed			
HANDY PHILIP C		12024 0073	07-09-1993	Q	I	246,000	00	2023	1010	392,100	2022	1010	358,200			
KNOEPKE ECKHARD		5760 0192	08-02-1984	Q	I	182,000	00		1010	509,100		1010	324,200			
									1010	17,600		1010	17,600			
						Total		918,800	Total	700,000	Total	652,700				
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								
0060																
NOTES																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments								
								03-17-2021	SJD	9	1	07	Measure - Info @ Door			
								04-12-2013	VGS			20	Field Review			
								09-19-2007	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	RC	Primary	40,000	SF 8.75	1.00000	5	1.00	0060	1.341		1.0000	11.74	469,400	
1	1010	Single Family	PD	Undevelop	0.066	AC 2,000.00	1.00000	0	1.00	0060	1.341		1.0000	0.07	200	
1	1010	Single Family	PD	Undevelop	1.853	AC 2,000.00	1.00000	0	1.00	0060	1.341		1.0000	0.06	5,000	
Total Card Land Units					2.84	AC	Parcel Total Land Area					2.84	Total Land Value			474,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1490	
Model	01	Residential	Bsmt Type	03	
Grade	06	Good	Unfin Area	0.00	Partial
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		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		630,121
Interior Floor 2			Replace Cost		24,795
Heat Fuel	02	Oil	Year Built		1981
Heat Type	05	Hot Water	Effective Year Built		2000
AC Type	01	None	Depreciation Code		G
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		21
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnld		517,400
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1490		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
BRN3	Barn - 1 St w/L	L	720	52.00	1981	A	70	C	1.00	26,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,416	1,416	1,416	201.19	284,882
BSM	Basement	0	1,546	309	40.21	62,167
CTH	Cathedral Ceiling	0	352	35	20.00	7,042
DCK	Deck	0	638	64	20.18	12,876
FEP	Finished Enclosed Porch	0	280	168	120.71	33,800
FUS	Finished Upper Story	1,140	1,140	1,140	201.19	229,354
Ttl Gross Liv / Lease Area		2,556	5,372	3,132		630,121

