

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
PETERS CHRISTIAN G			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
PETERS JULIE A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	224,700	224,700	
174 DELORENZO DR		SUPPLEMENTAL DATA			RES LAND	1010	351,600	351,600		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1288 Total Acres .958 Chapter Lan GIS ID F_859830_2842768			Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	6,700	6,700	
							Total	583,000	583,000	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
PETERS CHRISTIAN G	41490	0134	06-08-2012	U	I	376,500	1S	Year	Code	Assessed	Year	Code	Assessed
MTV SOLUTIONS INC	40917	0169	01-31-2012	U	I	220,000	1	2023	1010	196,400	2022	1010	171,400
FEDERAL HOME LOAN MORTGAGE CO	39920	0065	05-11-2011	U	I	255,592	1L		1010	365,700		1010	301,200
COYLE JOHN E	13500	0255	03-30-1995	Q	I	185,500	00		1010	4,500		1010	4,500
							Total	566,600	Total	477,100	Total	426,200	

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

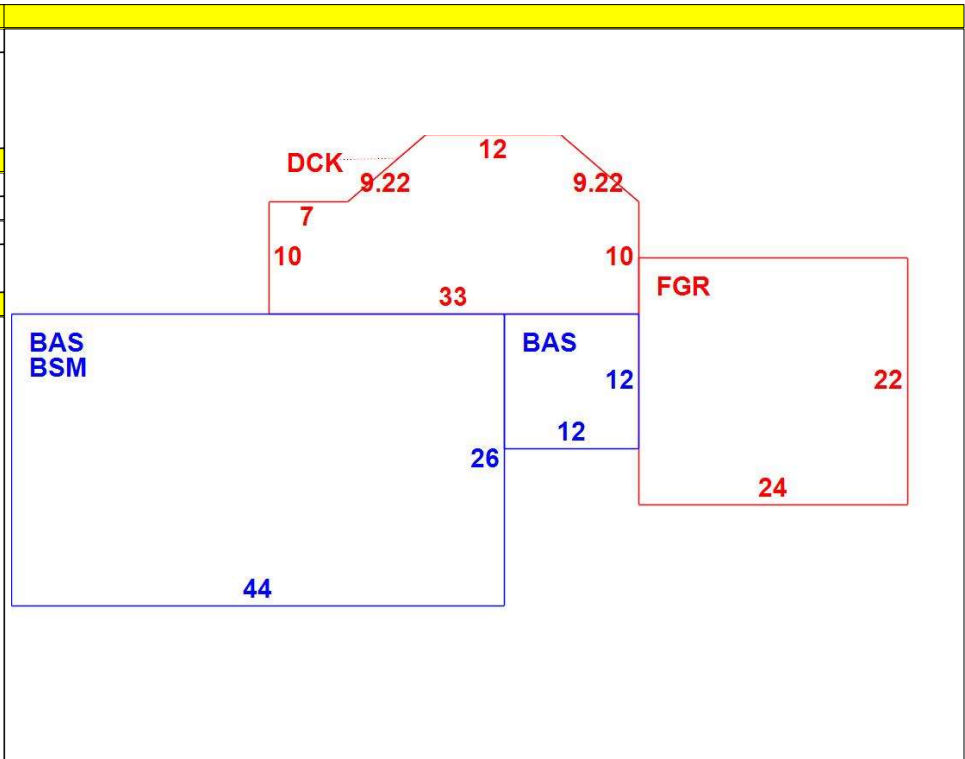
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	224,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	6,700
Appraised Land Value (Bldg)	351,600
Special Land Value	0
Total Appraised Parcel Value	583,000
Valuation Method	C
Total Appraised Parcel Value	583,000

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
BPO-22-305	09-22-2022	MN	Maintenance	9,013		100		Demo and replace front landing p	08-31-2023	SJT	10		20	Field Review
QPO-22-19	08-30-2022	MN	Maintenance	10,000		100	08-30-2022	WEATHERIZATION/AIR SEALIN	05-30-2019	SJT	5		30	Quality Control
QPO-22-18	08-24-2022	MN	Maintenance	9,000		100	08-24-2022	WEATHERIZATION/AIR SEALIN	04-12-2013	VGS			20	Field Review
QPO-22-11	06-16-2022	MN	Maintenance	55,284		100	06-16-2022	STRIP & RESIDE. REPLACE 1	07-25-2007	BSB		1	00	Measure & Listed
QP-20-8	01-22-2020	MS		4,674		100	12-10-2019	CHIMNEY REPAIR						
2018-8	06-11-2018	MS	Miscellaneous	4,000	05-30-2019	100		10' X 16' UTILITY BLDG.						
2017-62	05-01-2017	MN	Maintenance	15,774		100		REPLACE 5 WINDOWS. STRIP						

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		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.046	AC	35,000.00	1.00000	5	1.00	0050		1.0000	0.80	1,600
Total Card Land Units					0.96	AC	Parcel Total Land Area					0.96	Total Land Value		351,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1144	
Model	01	Residential	Bsmt Type	04	
Grade	04	Above Ave	Unfin Area	0.00	Full
Stories	1		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	25	Vinyl Siding			B
Exterior Wall 2					S
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		279,159
Interior Floor 2			Replace Cost		16,503
Heat Fuel	02	Oil	Year Built		295,661
Heat Type	05	Hot Water	Effective Year Built		1970
AC Type	01	None	Depreciation Code		1997
Bedrooms	3		Remodel Rating		G
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		24
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		76
Extra Openings	0		Cns Sect Rcnd		224,700
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	154		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1144		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	160	21.00	2018	E	100	A	2.00	6,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,288	1,288	1,288	157.54	202,910
BSM	Basement	0	1,144	229	31.54	36,076
DCK	Deck	0	444	44	15.61	6,932
FGR	Garage	0	528	211	62.96	33,241
Ttl Gross Liv / Lease Area		1,288	3,404	1,772		279,159

