

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
STRAND ROBERT R			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
STRAND GLORIA J			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	186,500	186,500
68 FORDVILLE RD		SUPPLEMENTAL DATA			0 Light	RES LAND	1010	354,100	354,100
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1056 Total Acres 1.038 Chapter Lan GIS ID F_861471_2840610			Cyclical 2 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	37,800	37,800
							Total	578,400	578,400

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
STRAND ROBERT R		13725 0147	07-28-1995	Q	I	185,000	00	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	176,500	2022	1010	150,400
									1010	368,300		1010	303,600
									1010	26,500		1010	26,500
							Total	571,300	Total	480,500	Total	412,300	

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	186,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	37,800
Appraised Land Value (Bldg)	354,100
Special Land Value	0
Total Appraised Parcel Value	578,400
Valuation Method	C
Total Appraised Parcel Value	578,400

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

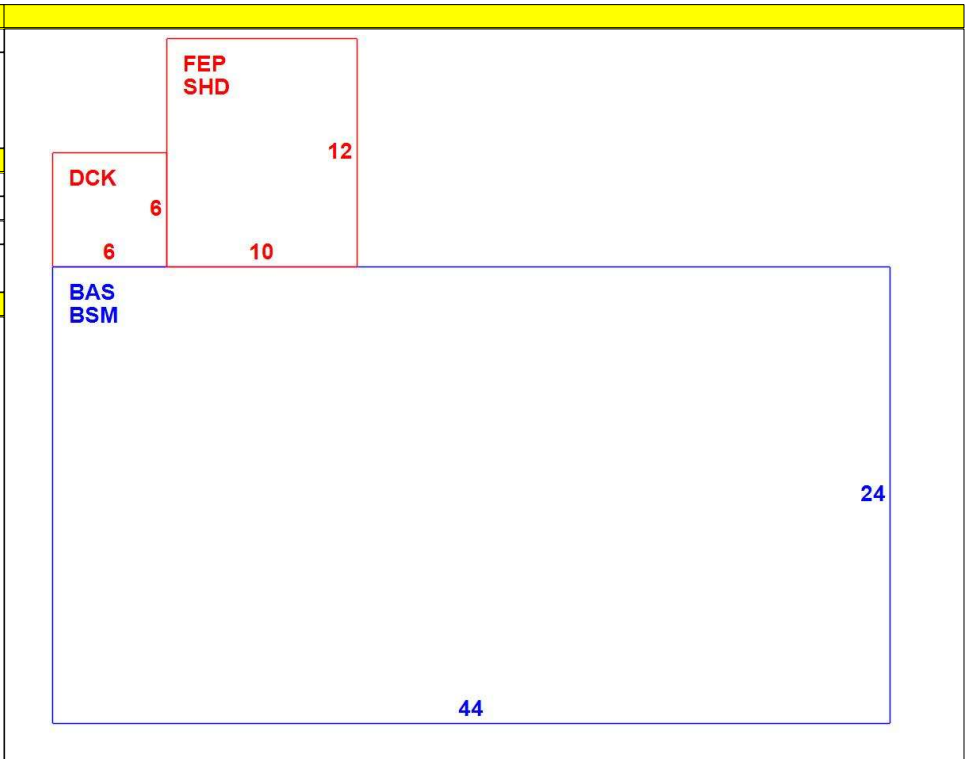
NOTES									

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
										10-26-2022	SJT	10		13	Property Questionnaire
										04-12-2013	VGS			20	Field Review
										09-19-2007	BSB			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			1.0000	350,000	
1	1010	Single Family	WP	Residual	0.117 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	4,100	
Total Card Land Units					1.04 AC	Parcel Total Land Area					1.04	Total Land Value				354,100

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1056	
Model	01	Residential	Bsmt Type	00	
Grade	03	Average	Unfin Area	0.00	N/A
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	25	Vinyl Siding	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			224,147
Interior Floor 2			Net Other Adj		38,500
Heat Fuel	02	Oil	Replace Cost		262,648
Heat Type	05	Hot Water	Year Built		1973
AC Type	01	None	Effective Year Built		1992
Bedrooms	4		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnd		186,500
Sq Ft Fin Bsmt	1000		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1056		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
SPL2	Ing Pool-Good	L	578	89.00	1983	A	70	C	1.00	36,000
SHD1	Shed	L	120	21.00	1995	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	1,056	1,056	1,056	161.84	170,903
BSM	Basement	0	1,056	211	32.34	34,148
DCK	Deck	0	36	4	17.98	647
FEP	Finished Enclosed Porch	0	120	72	97.10	11,652
SHD	Attached Shed	0	120	42	56.64	6,797
Ttl Gross Liv / Lease Area		1,056	2,388	1,385		224,147

