

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BERRADA STEPHEN			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
BURGE ELISE			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	202,600	202,600	
204 CHANDLER ST		SUPPLEMENTAL DATA			RES LAND	1010	351,400	351,400		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1056 Total Acres .958 Chapter Lan GIS ID F_862583_2840531			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	21,300	21,300	
						Total		575,300	575,300	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
BERRADA STEPHEN	54725 322	04-05-2021	Q	I	635,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MARSHALL H EILEEN TT	48749 0224	08-02-2017	U	I	1	1A	2023	1010	196,200	2022	1010	161,600	2021	1010	131,700
MARSHALL H EILEEN	48152 0255	02-28-2017	U	I	1	1A		1010	365,500		1010	301,200		1010	252,000
JOHNSON ARTHUR P	14600 0077	08-21-1996	U	I	100	1F		1010	16,200		1010	16,200		1010	16,200
							Total		577,900	Total		479,000	Total		399,900

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)	202,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	21,300
Appraised Land Value (Bldg)	351,400
Special Land Value	0
Total Appraised Parcel Value	575,300
Valuation Method	C
Total Appraised Parcel Value	575,300

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
EPO-23-466 11648	09-15-2023 07-18-1990	EL AD	Electric Addition	22,000	02-01-1991	0 100		INSTALL PORTABLE GENERAT MAJOR ALT TO HSE	04-13-2021 04-12-2013 07-17-2007	SJD VGS BSB	9	1	01 20 00	Measure - No Entry Field Review 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	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.040	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	1,400
Total Card Land Units					0.96	AC	Parcel Total Land Area					0.96	Total Land Value		351,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	968	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
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			235,925
Interior Floor 2			Net Other Adj		30,600
Heat Fuel	03	Gas	Replace Cost		266,525
Heat Type	05	Hot Water	Year Built		1972
AC Type	03	Central	Effective Year Built		1997
Bedrooms	3		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		24
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		76
Gas Fireplaces	0		Cns Sect Rcnld		202,600
Sq Ft Fin Bsmt	704		Dep % Ovr		
FBM Quality	04	Above Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	968		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

TDK	16
14	
FEP	14
14	
BAS BSM	22
44	
BAS	44
	2

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
FGR1	Garage - 1 Sto	L	528	52.00	1980	A	70	C	1.00	19,200
SHD1	Shed	L	35	21.00	1980	A	70	C	1.00	500
SHD1	Shed	L	112	21.00	1980	A	70	C	1.00	1,600

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	169.73	179,235
BSM	Basement	0	968	194	34.02	32,928
FEP	Finished Enclosed Porch	0	196	118	102.18	20,028
TDK	Trex Deck	0	224	22	16.67	3,734
Ttl Gross Liv / Lease Area		1,056	2,444	1,390		235,925

