

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CAMPBELL PETER D			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
CAMPBELL NANCY C			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	342,500	342,500	
114 BIANCA RD		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	350,000	350,000		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1536 Total Acres .918 Chapter Lan GIS ID F_863398_2841541			Cyclical 4 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	122,700	48,700	
							Total	815,200	741,200	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
CAMPBELL PETER D	12001 0305	07-01-1993	Q	I	211,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HODGDON WARREN C	3800 0617	06-25-1993	U	I	211,000	1	2023	1010	331,300	2022	1010	270,700	2021	1010	245,900
HODGDON WARREN C	3800 0617	07-26-1992	Q	I	211,000	00		1010	503,800		1010	320,100		1010	308,800
								1010	30,300		1010	30,300		1010	30,300
							Total	865,400	Total	621,100	Total	585,000			

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

NOTES			
2 ROOMS LOWER LEVEL			

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
QPO-21-19	08-11-2021	MN	Maintenance	25,991	03-09-2022	100	08-11-2021	Replace 4 windows & 2 patio doo	03-09-2022	SJT	5		12	Property Est. - No Access
BPO-21-370	08-11-2021	SP	Solar Panels	79,189	11-03-2021	100	09-07-2021	Install 58pv solar panels.	09-12-2018	SJD			20	Field Review
									04-12-2013	VGS			20	Field Review
									03-26-2013	AO	6	6	30	Quality Control
									09-29-2007	BSB		1	00	Measure & Listed

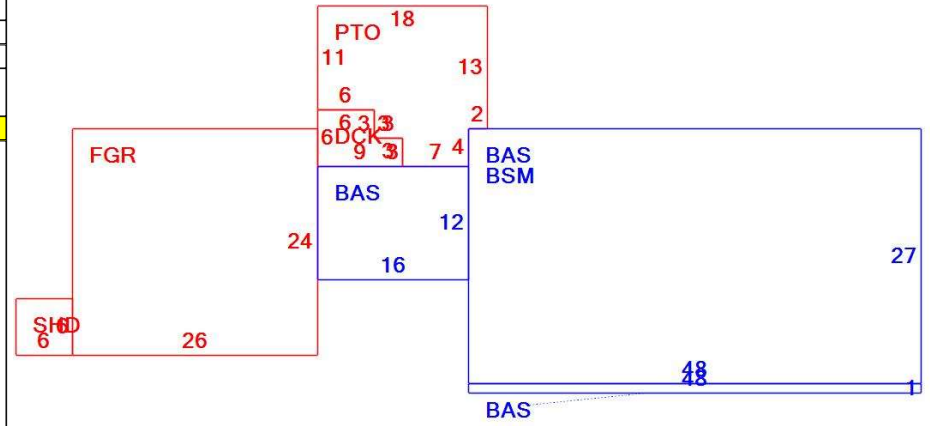
LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment	Adj Unit P	Land Value	
1	1010	Single Family	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000	
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value				350,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1296	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	1				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	04	Electric			
Heat Type	07	Radiant-Elec.			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	552				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1296				

CONDO DATA				
Parcel Id		C	Owne	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION				
Net Other Adj			413,671	
Replace Cost			37,050	
Year Built			450,722	
Effective Year Built			1972	
Depreciation Code			1997	
Remodel Rating			G	
Year Remodeled				
Depreciation %			24	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			76	
Cns Sect Rcnd			342,500	
Dep % Ovr				
Dep Ovr Comment				
Misc Imp Ovr				
Misc Imp Ovr Comment				
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	720	89.00	1984	A	70	C	1.00	44,900
SHD1	Shed	L	36	21.00	1985	A	70	C	1.00	500
SHD1	Shed	L	96	21.00	1985	A	70	C	1.00	1,400
PTO	Patio	L	180	15.00	1985	A	70	C	1.00	1,900
SLR	Solar Panels	L	58	1050.00	2021	G	85	C	1.00	74,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,536	1,536	1,536	199.26	306,070
BSM	Basement	0	1,296	259	39.82	51,609
DCK	Deck	0	45	5	22.14	996
FGR	Garage	0	624	250	79.83	49,816
PTO	Patio	0	253	13	10.24	2,590
SHD	Attached Shed	0	36	13	71.96	2,590
Ttl Gross Liv / Lease Area		1,536	3,790	2,076		413,671

