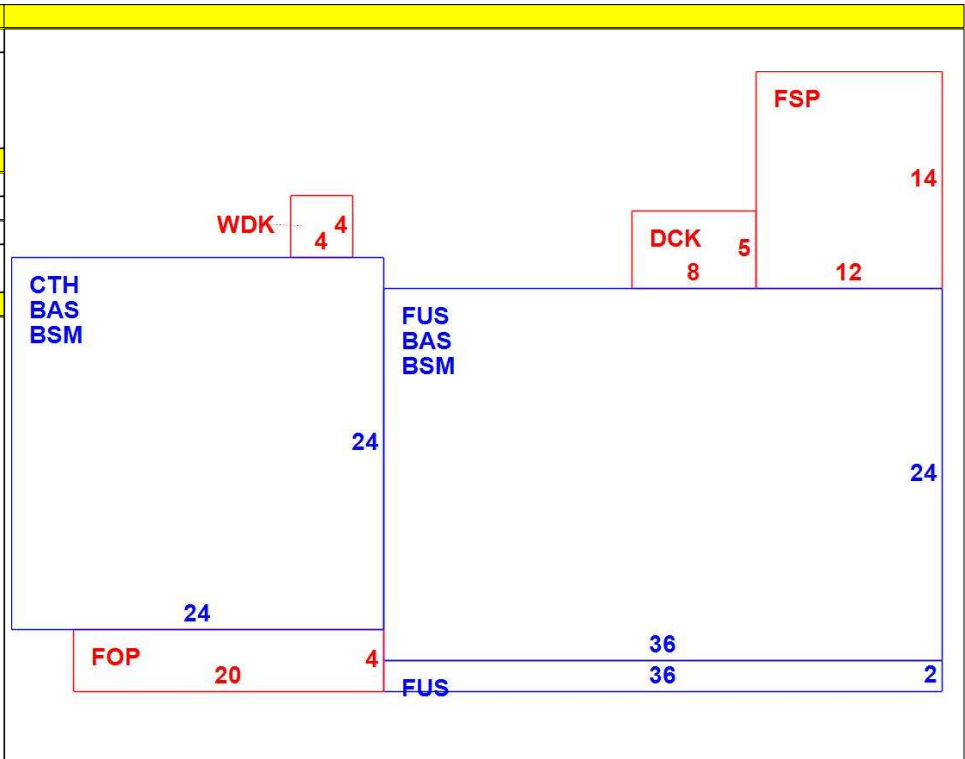


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA							
LOVE ANN E TT 243 BIANCA RLTY TRUST 243 BIANCA RD				0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed								
				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	372,800	372,800	VISION							
							Medium			RES LAND	1010	350,700	350,700								
SUPPLEMENTAL DATA																					
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2376 Total Acres .92 Chapter Lan				Cyclical 4 Exemption W District Res Exem						Total		723,500		723,500					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
EARLEY SHANE M LOVE ANN E TT				57696	250	02-24-2023		Q	I	840,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
				14849	0338	12-16-1996		U	I	100		1F	2023	1010	277,100	2022	1010	260,100	2021	1010	235,500
														504,700			320,700			1010	309,300
				Total									Total	781,800	Total	580,800	Total	544,800			
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				APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 372,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 350,700 Special Land Value 0 Total Appraised Parcel Value 723,500 Valuation Method C Total Appraised Parcel Value 723,500									
0050																					
NOTES																					
BUILDING PERMIT RECORD																					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments				Date	Id	Type	Is	Cd	Purpose/Result				
2019-18 237	02-05-2019 06-04-2004	MS RM	Miscellaneous Remodel	8,700 6,500	01-21-2005	100 100	07-03-2019	ROOF 17 SQUARES DM DECK/BLD PRCH/DEC				03-27-2023 09-12-2018 08-11-2014 04-12-2013 01-21-2005	SJD SJD JLF VGS KP	9 10 1 1	1 1 1 1	07 20 00 20 00	Measure - Info @ Door Field Review Measure & Listed 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	40,075	SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,700					
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			350,700					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1440	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2	14	Wood Shingle			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		509,338
Interior Floor 2	14	Carpet	Replace Cost		15,730
Heat Fuel	03	Gas	Year Built		525,070
Heat Type	04	Forced Air-Duc	Effective Year Built		1973
AC Type	01	None	Depreciation Code		1992
Bedrooms	4		Remodel Rating		A
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		29
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		71
Extra Openings	0		Cns Sect Rcnd		372,800
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	1440		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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,440	1,440	1,440	183.61	264,401
BSM	Basement	0	1,440	288	36.72	52,880
CTH	Cathedral Ceiling	0	576	58	18.49	10,649
DCK	Deck	0	40	4	18.36	734
FOP	Open Porch	0	80	12	27.54	2,203
FSP	Screened Porch	0	168	34	37.16	6,243
FUS	Finished Upper Story	936	936	936	183.61	171,861
WDK	Deck	0	16	2	22.95	367
Ttl Gross Liv / Lease Area		2,376	4,696	2,774		509,338

