

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA										
MORTON JOHN J MORTON JOANNE V 230 BIANCA RD DUXBURY MA 02332				0 Water 0 No Sewer		0 Subdivision 0 Paved 0 Medium		0 Average 0 Average		Description	Code	Appraised	Assessed											
										RESIDENTL	1010	601,700	601,700	<b>VISION</b>										
										RES LAND	1010	353,300	353,300											
SUPPLEMENTAL DATA																								
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3602 Total Acres 1.008 Chapter Lan GIS ID F_864936_2842810				Cyclical Exemption W District Res Exem Assoc Pid#																				
										Total		955,000	955,000											
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
MORTON JOHN J		14557 0174		08-01-1996		Q		I		200,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
														2023	1010	459,700	2022	1010	421,300	2021	1010	355,300		
															1010	508,300		1010	323,000		1010	311,600		
														Total		968,000	Total		744,300	Total		666,900		
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										APPRAISED VALUE SUMMARY														
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				601,700										
0050										Appraised Xf (B) Value (Bldg)				0										
										Appraised Ob (B) Value (Bldg)				0										
										Appraised Land Value (Bldg)				353,300										
										Special Land Value				0										
										Total Appraised Parcel Value				955,000										
										Valuation Method				C										
										Total Appraised Parcel Value				955,000										
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							
210	07-03-2008	AD	Addition	250,000	04-23-2010	100		GAR702'W696'FINABOVE				09-12-2018	SJD			20	Field Review							
207	07-02-2008	DM	Demolish	11,000		100		1 CAR GARAGE				04-12-2013	VGS			20	Field Review							
83	04-09-2007	AD	Addition	10,000	06-30-2009	100		4X8'E ENTRY/WINDOWS				03-26-2013	AO	6	6	30	Quality Control							
											09-27-2010	KP		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						
1	1010	Single Family	RC	Residual	0.093	AC 35,000.00	1.00000	5	1.00	0050	1.000					1.0000	0.82	3,300						
Total Card Land Units					1.01	AC	Parcel Total Land Area				1.01	Total Land Value				353,300								

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1692	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			714,009
Interior Floor 2			Net Other Adj		47,580
Heat Fuel	03	Gas	Replace Cost		761,588
Heat Type	05	Hot Water	Year Built		1975
AC Type	01	None	Effective Year Built		2000
Bedrooms	3		Depreciation Code		G
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		21
Total Rooms	8		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		79
Gas Fireplaces	0		Cns Sect Rcnld		601,700
Sq Ft Fin Bsmt	792		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	1692		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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,844	1,844	1,844	167.77	309,359
BSM	Basement	0	1,692	338	33.51	56,705
DCK	Deck	0	382	38	16.69	6,375
FGR	Garage	0	680	272	67.11	45,632
FOP	Open Porch	0	40	6	25.16	1,007
FUS	Finished Upper Story	1,248	1,248	1,248	167.77	209,371
TQS	Three Quarter Story	510	680	510	125.82	85,560
Ttl Gross Liv / Lease Area		3,602	6,566	4,256		714,009

