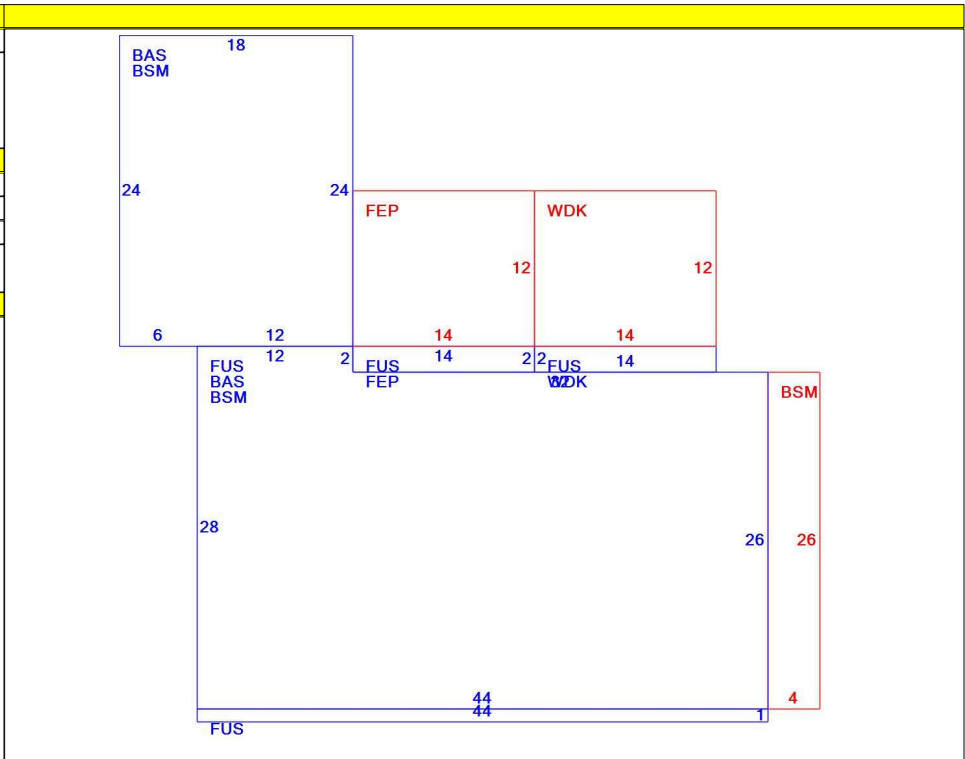


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA								
WHEELER MARK K WHEELER AGNIESZKA J 75 PINE LAKE RD DUXBURY MA 02332				0 Water 0 No Sewer		0 Two-Way 0 Paved 0 Medium		0 Average 0 Average		Description	Code	Appraised	Assessed									
										RESIDENTL	1010	639,500	639,500	VISION								
										RES LAND	1010	493,500	493,500									
SUPPLEMENTAL DATA																						
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2868 Total Acres 1.068 Chapter Lan GIS ID F_867443_2836496				Cyclical 6 Exemption W District Res Exem Assoc Pid#																		
										Total		1,133,000	1,133,000									
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
WHEELER MARK K NUTTER THOMAS & ROBERTA COY TTS NUTTER THOMAS G BAUER JOHN L III		45975 0074 23160 0198 17762 0064 6130 0091		08-27-2015 10-21-2002 08-12-1999 10-22-1992		Q I U I Q I Q I		I I I I		667,000 100 409,000 347,000		00 1F 00 00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
														2023	1010	489,200	2022	1010	448,600	2021	1010	391,800
															1010	482,100		1010	406,800		1010	367,900
														Total		971,300	Total		855,400	Total		759,700
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														
0070																						
NOTES																						
														Appraised Bldg. Value (Card) 639,500								
														Appraised Xf (B) Value (Bldg) 0								
														Appraised Ob (B) Value (Bldg) 0								
														Appraised Land Value (Bldg) 493,500								
														Special Land Value 0								
														Total Appraised Parcel Value 1,133,000								
														Valuation Method C								
														Total Appraised Parcel Value 1,133,000								
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				
													04-13-2016	SJD	9		12	Property Estimated - No Ac				
													04-12-2013	VGS			20	Field Review				
													10-17-2007	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	PD	Primary	40,000 SF	8.75	1.00000	5	1.00	0070	1.389					1.0000	12.16	486,200				
1	1010	Single Family	PD	Residual	0.150 AC	35,000.00	1.00000	5	1.00	0070	1.389					1.0000	1.12	7,300				
Total Card Land Units					1.07	AC	Parcel Total Land Area					1.07	Total Land Value					493,500				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1704	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	629				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1704				

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

COST / MARKET VALUATION				
Net Other Adj			755,674	
Replace Cost			53,800	
Year Built			809,472	
Effective Year Built			1981	
Depreciation Code			2000	
Remodel Rating			G	
Year Remodeled				
Depreciation %			21	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			79	
Cns Sect Rcnd			639,500	
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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,600	1,600	1,600	225.78	361,242
BSM	Basement	0	1,704	341	45.18	76,990
FEP	Finished Enclosed Porch	0	196	118	135.93	26,642
FUS	Finished Upper Story	1,268	1,268	1,268	225.78	286,284
WDK	Deck	0	196	20	23.04	4,516
Ttl Gross Liv / Lease Area		2,868	4,964	3,347		755,674

