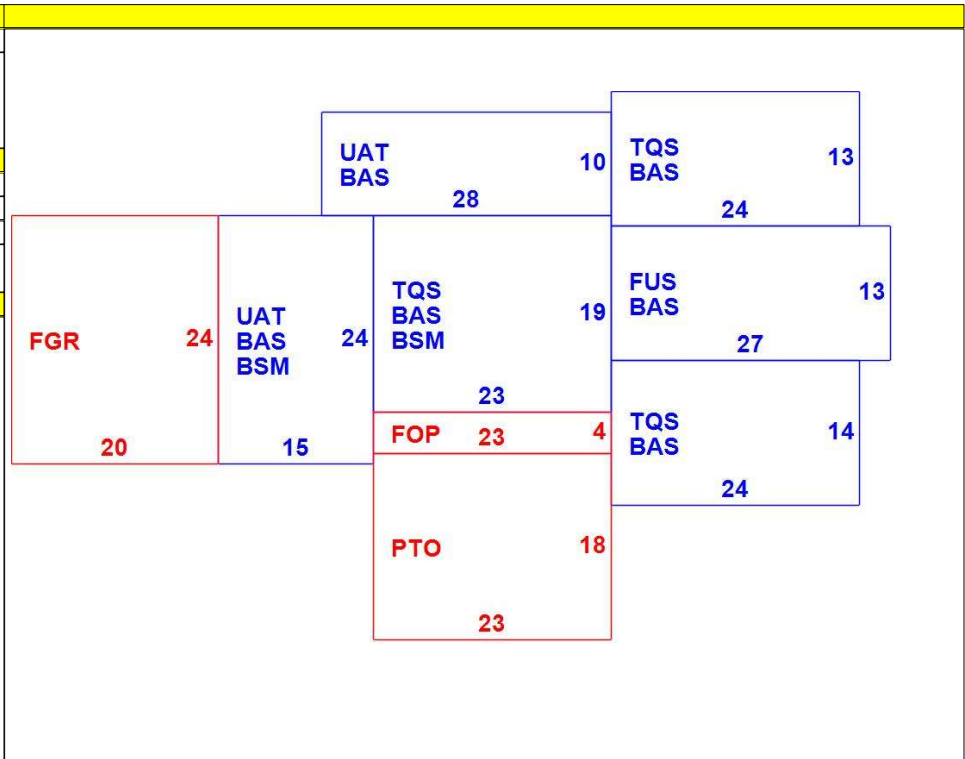


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA								
QUINN COLIN				0 Water		0 Arterial		0 Average		Description	Code	Appraised	Assessed									
HYLAND MEGAN				0 No Sewer		0 Paved		0 Average		RESIDNTL	1010	758,600	758,600	VISION								
326 WINTER ST						0 Heavy				RES LAND	1010	363,100	363,100									
DUXBURY MA 02332										RESIDNTL	1010	7,700	7,700									
SUPPLEMENTAL DATA														VISION								
Alt Prcl ID						Cyclical 2																
Scnd Home						Exemption																
Tax Class T						W																
Tot Fin Area 3193						District																
Total Acres 1.292						Res Exem																
Chapter Lan																						
GIS ID F_860599_2833645						Assoc Pid#																
											Total		1,129,400	1,129,400								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
QUINN COLIN				56938 116		06-21-2022		Q I		1,100,000		00		Year	Code	Assessed	Year	Code	Assessed			
BARBIERI ROSS				43208 0319		06-14-2013		Q I		587,000		00		2023	1010	470,100	2022	1010	391,200	2021	1010	371,000
JUSTICE ROY E & SARAH E				38444 0037		04-21-2010		Q I		569,000		00			1010	377,500		1010	311,100		1010	259,300
SLIMBAUGH WILLIAM P				22660 0327		08-20-2002		U I		1		1F			1010	4,900		1010	4,900		1010	4,900
SLIMBAUGH WILLIAM P III				18964 0147		10-12-2000		Q I		378,500		00		Total		852,500	Total		707,200	Total		635,200
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														
0050																						
NOTES														Appraised Bldg. Value (Card)				758,600				
														Appraised Xf (B) Value (Bldg)				0				
														Appraised Ob (B) Value (Bldg)				7,700				
														Appraised Land Value (Bldg)				363,100				
														Special Land Value				0				
														Total Appraised Parcel Value				1,129,400				
														Valuation Method				C				
														Total Appraised Parcel Value				1,129,400				
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				
BPO-23-290	08-09-2023	RM	Remodel	40,000		100		REMODEL 2 BATHRMS W SAM					11-02-2022	SJD	9	1	07	Measure - Info @ Door				
86	03-26-2008	RM	Remodel	50,000	09-17-2008	100		DORMER,ATTIC,BATHRM					04-12-2013	VGS			20	Field Review				
15169	10-21-1998	MN	Maintenance	4,000		100		STRIP & REROOF					11-24-2009	KP		4	08	Measure - Interior Refusal				
13912	11-27-1995	NC	New Construct	22,000		100		2'X14'ADD TO BTHRM														
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	0.374	AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.80	13,100					
Total Card Land Units					1.29	AC	Parcel Total Land Area					1.29	Total Land Value					363,100				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	797	
Model	01	Residential	Bsmt Type	00	
Grade	08	Excellent	Unfin Area	0.00	N/A
Stories	1.75				
Occupancy	1		CONDO DATA		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			907,119
Interior Floor 2			Net Other Adj		29,400
Heat Fuel	02	Oil	Replace Cost		936,518
Heat Type	05	Hot Water	Year Built		1967
AC Type	01	None	Effective Year Built		2002
Bedrooms	5		Depreciation Code		VG
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		19
Total Rooms	9		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		81
Gas Fireplaces	0		Cns Sect Rcnd		758,600
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	797		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
SHD1	Shed	L	120	21.00	1985	A	70	C	1.00	1,800
PTO	Patio	L	566	15.00	1985	A	70	C	1.00	5,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,076	2,076	2,076	243.65	505,823
BSM	Basement	0	797	159	48.61	38,741
FGR	Garage	0	480	192	97.46	46,781
FOP	Open Porch	0	92	14	37.08	3,411
FUS	Finished Upper Story	351	351	351	243.65	85,522
PTO	Patio	0	414	21	12.36	5,117
TQS	Three Quarter Story	814	1,085	814	182.80	198,333
UAT	Unfinished Attic	0	640	96	36.55	23,391
Ttl Gross Liv / Lease Area		3,241	5,935	3,723		907,119

