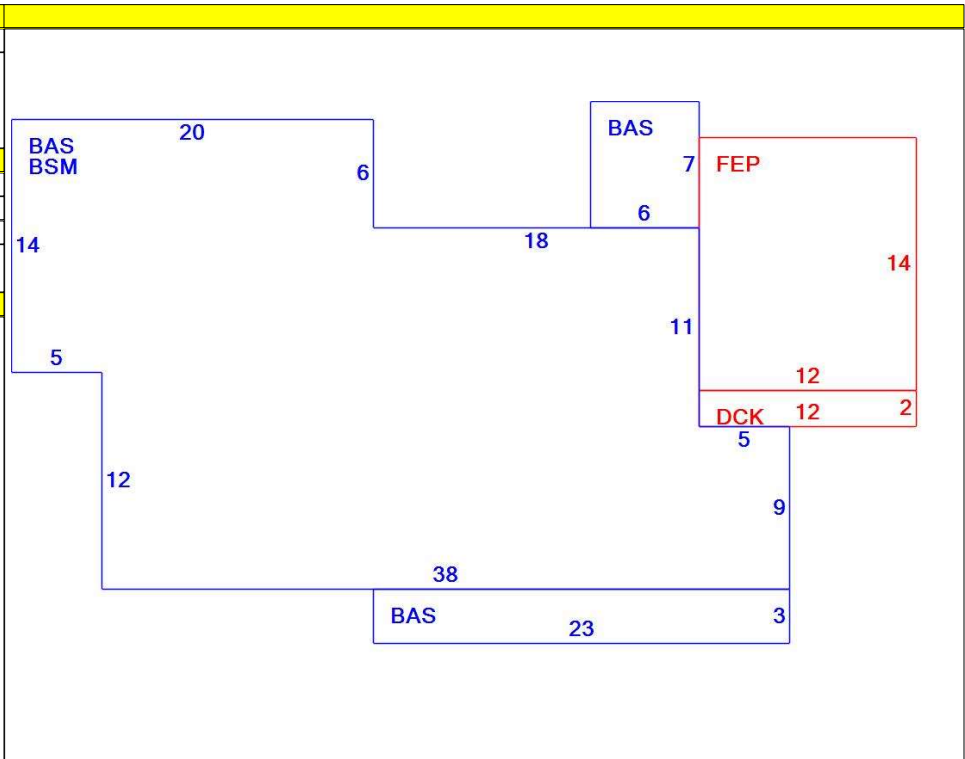


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
TURNER FRANCIS W			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed						
TURNER JOYCE L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	130,000	130,000						
31 WINTER ST				0 Heavy		RES LAND	1010	335,800	335,800						
SUPPLEMENTAL DATA						RESIDNTL	1010	6,900	6,900						
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 976 Total Acres .75 Chapter Lan		Cyclical 4 Exemption W District Res Exem											
GIS ID F_864033_2836294		Assoc Pid#						Total	472,700	472,700					
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
TURNER FRANCIS W		26252 0023	08-20-2003	U	I		1 1F	Year	Code	Assessed	Year	Code	Assessed		
								2023	1010	99,500	2022	1010	81,700		
									1010	349,500		1010	289,800		
									1010	3,100		1010	3,100		
								Total		452,100	Total		374,600		
								Total			Total		324,700		
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							
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	
2016-231	07-19-2016	BP	Bldg Permit	4,000		100		8 X 23' UTILITY BLDG	04-12-2013	VGS			20	Field Review	
2015-51	04-14-2015	MN	Maintenance	8,550		100		REROOF	10-02-2007	BSB		1	00	Measure & Listed	
13211	05-19-1994	NC	New Construct	5,000	11-18-1996	100		12X18 ENC PCH							
11557	05-01-1990	NC	New Construct	8,000	01-01-1991	100		ABV SWM PL 20 X 32							
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	32,670 SF	10.28	1.00000	5	1.00	0050	1.000		1.0000	10.28	335,800
Total Card Land Units					0.75 AC	Parcel Total Land Area					0.75	Total Land Value			335,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	865	
Model	01	Residential	Bsmt Type	04	
Grade	02	Below Average	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		CONDO DATA		
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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			189,779
Interior Floor 2			Net Other Adj		4,250
Heat Fuel	03	Gas	Replace Cost		194,029
Heat Type	04	Forced Air-Duc	Year Built		1850
AC Type	01	None	Effective Year Built		1988
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		33
Total Rooms	5		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		67
Gas Fireplaces	0		Cns Sect Rcnld		130,000
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	03	Stone	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	865		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
SPL4	Above Ground	L	640	8.00	1991	A	70	C	1.00	3,600
SHD1	Shed	L	184	21.00	2016	G	85	C	1.00	3,300

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	976	976	976	151.58	147,943
BSM	Basement	0	865	173	30.32	26,223
DCK	Deck	0	24	2	12.63	303
FEP	Finished Enclosed Porch	0	168	101	91.13	15,310
Ttl Gross Liv / Lease Area		976	2,033	1,252		189,779



31 WINTER ST