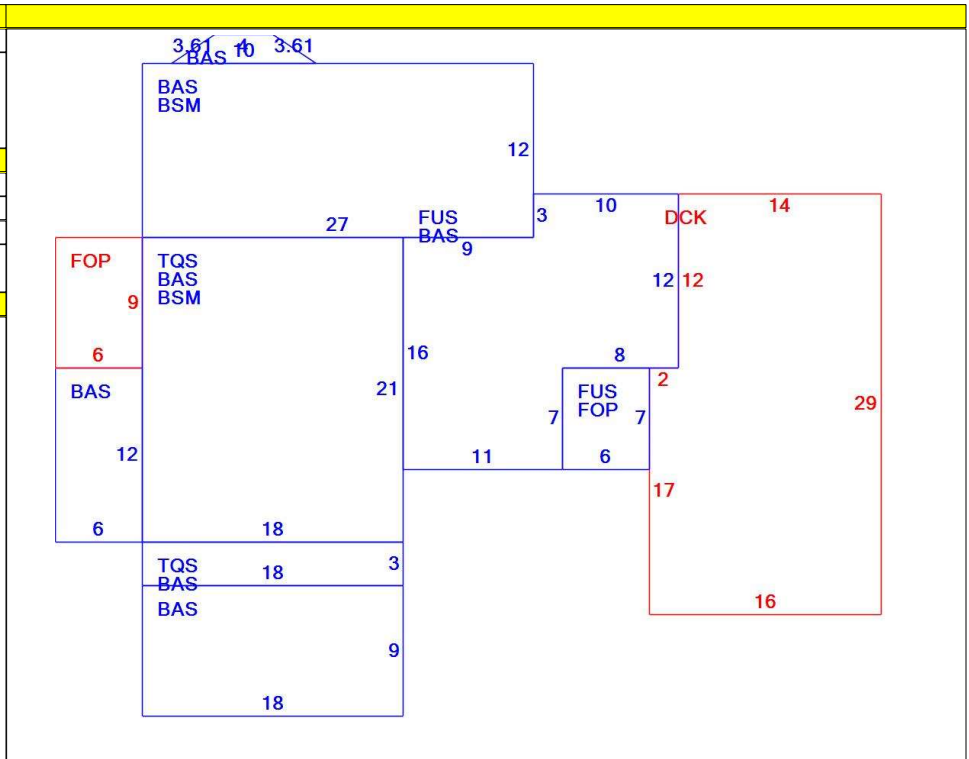


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
PHILLIPS WENDELL B			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed						
STEPHENS KIM J			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	143,900	143,900						
101 WINTER ST		SUPPLEMENTAL DATA			RES LAND	1010	351,000	351,000							
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1925 Total Acres .94811 Chapter Lan GIS ID F_863237_2835668			Cyclical 2 Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	35,300	35,300					
						Total		530,200	530,200						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
PHILLIPS WENDELL B		31207 0092	08-25-2005	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed		
PHILLIPS WENDELL B		30022 0307	02-22-2005	U	I	10	1F	2023	1010	142,900	2022	1010	128,700		
									1010	357,800		1010	296,400		
									1010	25,100		1010	25,100		
						Total		525,800	Total	450,200	Total	399,000			
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	
QPO-22-10	06-09-2022	MN	Maintenance	25,473		100	06-09-2022	REMOVE & REPLACE SHINGL	04-12-2013	VGS			20	Field Review	
BPO-21-473	11-02-2021	RM	Remodel	20,000		100	11-02-2021	TEMPORARY MOBILE HOME	10-10-2012	KP	6		30	Quality Control	
									10-25-2007	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	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		Residual	0.030 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.77	1,000
Total Card Land Units					0.95 AC	Parcel Total Land Area					0.95	Total Land Value			351,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	702	
Model	01	Residential	Bsmt Type	04	
Grade	02	Below Average	Unfin Area	0.00	Full
Stories	1.75		CONDO DATA		
Occupancy	1		Parcel Id		
Exterior Wall 1	14	Wood Shingle	C		
Exterior Wall 2			B		
Exterior Wall 2			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		263,155
Interior Floor 2			Replace Cost		13,600
Heat Fuel	02	Oil	Year Built		276,755
Heat Type	05	Hot Water	Effective Year Built		1775
AC Type	01	None	Depreciation Code		1973
Bedrooms	3		Remodel Rating		F
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		48
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		52
Extra Openings	0		Cns Sect Rcnld		143,900
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	03	Stone	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	702		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
BRN1	Barn - 1 Story	L	744	39.00	1980	A	70	C	1.00	20,300
FGR1	Garage - 1 Sto	L	180	52.00	1980	A	70	C	1.00	6,600
SHD1	Shed	L	24	21.00	1980	A	70	C	1.00	400
SHD1	Shed	L	420	21.00	1980	A	70	C	1.00	6,200
SHD1	Shed	L	120	21.00	1980	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,282	1,282	1,282	123.90	158,835	
BSM	Basement	0	702	140	24.71	17,345	
DCK	Deck	0	440	44	12.39	5,451	
FOP	Open Porch	0	96	14	18.07	1,735	
FUS	Finished Upper Story	320	320	320	123.90	39,647	
TQS	Three Quarter Story	324	432	324	92.92	40,142	
Ttl Gross Liv / Lease Area		1,926	3,272	2,124		263,155	



101 WINTER ST

