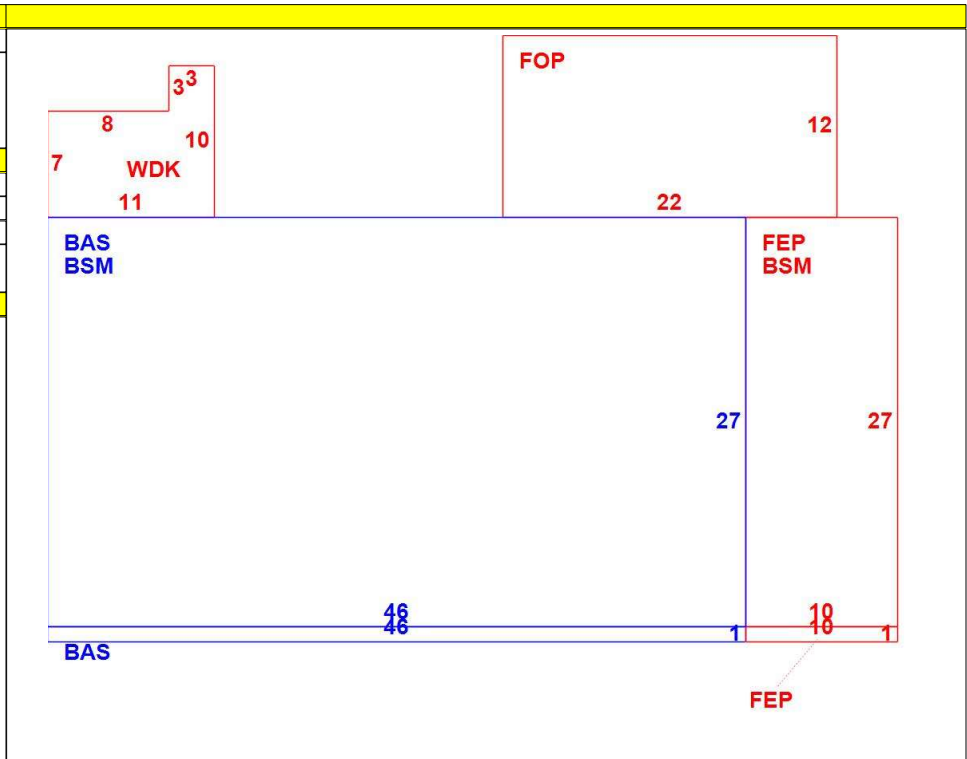


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA						
MCLEOD JASON J				0 Water		0 Arterial		0 Average		Description	Code	Appraised	Assessed							
131 KINGS TOWN WAY				0 No Sewer		0 Paved		0 Average		RESIDENTL	1010	326,600	326,600							
						0 Heavy				RES LAND	1010	369,300	369,300							
DUXBURY MA 02332														VISION						
GIS ID F_863955_2834516																				
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
MCLEOD JASON J		53507	338	09-25-2020		Q	I			450,000		00	Year	Code	Assessed	Year	Code	Assessed		
CHAPMAN THOMAS S		3703	0779	01-01-2001		U	I			31,900		1	2023	1010	316,200	2022	1010	260,600		
													1010	384,000	2021	1010	316,500	2021	1010	233,300
													Total	700,200	Total	577,100	Total	497,100		
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																				
												Appraised Bldg. Value (Card)				326,600				
												Appraised Xf (B) Value (Bldg)				0				
												Appraised Ob (B) Value (Bldg)				0				
												Appraised Land Value (Bldg)				369,300				
												Special Land Value				0				
												Total Appraised Parcel Value				695,900				
												Valuation Method				C				
												Total Appraised Parcel Value				695,900				
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-22-90	05-26-2022	NC	New Construct	217,000		0		PLAN AZ-048 - 22X27 3 CAR AT				08-09-2023	SJT	5		09	Total Refusal			
BPO-21-348	05-26-2022	AD	Addition	705,000		0		33X60 2 STY W 1ST FL INDR P				03-03-2021	SJD	9	9	01	Measure - No Entry			
BPO-22-89	05-10-2022	NC	New Construct	208,000		0		PLAN AZ-040. 20X30 ACCESS				08-20-2018	JLF			20	Field Review			
2016-276	08-17-2016	MN	Maintenance	35,000		100		REPAIRS TO DAMAGE CAUSE				04-12-2013	VGS			20	Field Review			
												09-05-2007	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	RC	Residual	0.553	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.0000		0.80	19,300			
Total Card Land Units					1.47	AC	Parcel Total Land Area					1.47	Total Land Value			369,300				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1512	
Model	01	Residential	Bsmt Type	05	
Grade	05	Ave/Good	Unfin Area	0.00	Full Raised
Stories	1				
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					
Heat Fuel	02	Oil			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	3				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	5				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	918				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1512				

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

COST / MARKET VALUATION	
Net Other Adj	379,826
Replace Cost	49,855
Year Built	1968
Effective Year Built	1997
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnd	326,600
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	1,288	1,288	1,288	210.20	270,734
BSM	Basement	0	1,512	302	41.98	63,479
FEP	Finished Enclosed Porch	0	280	168	126.12	35,313
FOP	Open Porch	0	264	40	31.85	8,408
WDK	Deck	0	86	9	22.00	1,892
Ttl Gross Liv / Lease Area		1,288	3,430	1,807		379,826

