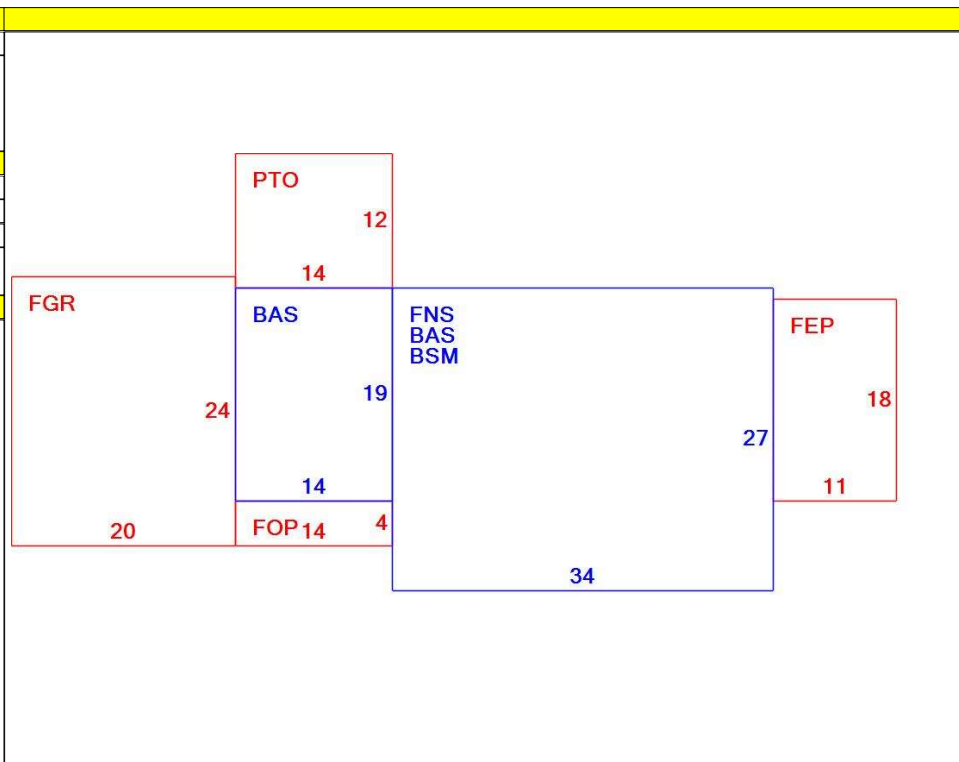


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>									
HORGAN BARRY J HORGAN FRANCES E 92 KINGS TOWN WAY  DUXBURY MA 02332				0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed			Total	789,900	789,900					
				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	381,400	381,400										
		<b>SUPPLEMENTAL DATA</b>		Alt Prcl ID		Cyclical 2		Exemption		RES LAND	1010	363,700	363,700						RESIDNTL	1010	44,800	44,800	
		Scnd Home		District		Res Exem																	
		Tax Class T		Assoc Pid#																			
		Total Acres 1.308																					
		Chapter Lan																					
		GIS ID F_863758_2833817																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
HORGAN BARRY J				26021	0156	07-31-2003	Q	I	440,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
BALZOTTI MARGARET K				19752	0277	04-30-2001	Q	I	305,000	00	2023	1010	285,600	2022	1010	239,000	2021	1010	238,200				
												1010	378,200	1010	311,700	1010	1010	259,800					
												1010	28,000	1010	28,000	1010	1010	28,000					
				Total								Total		691,800		Total		578,700		Total		526,000	
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												APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		B		Tracing		Batch						Appraised Bldg. Value (Card)				381,400					
0050														Appraised Xf (B) Value (Bldg)				0					
												Appraised Ob (B) Value (Bldg)				44,800							
												Appraised Land Value (Bldg)				363,700							
												Special Land Value				0							
												Total Appraised Parcel Value				789,900							
												Valuation Method				C							
												Total Appraised Parcel Value				789,900							
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								
2017-217	10-17-2017	MN	Maintenance	15,000		100		REPLACE WOOD SIDING		04-12-2013	VGS			20	Field Review								
2013-216	11-27-2013	MN	Maintenance	3,000		100		STRIP & REROOF		08-30-2007	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	0.391	AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.80	13,700						
Total Card Land Units					1.31	AC	Parcel Total Land Area				1.31	Total Land Value				363,700							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	918	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.85				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	1				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	391				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	918				

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

COST / MARKET VALUATION				
Net Other Adj			509,586	
Replace Cost			27,528	
Year Built			1965	
Effective Year Built			1992	
Depreciation Code			A	
Remodel Rating				
Year Remodeled				
Depreciation %			29	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			71	
Cns Sect Rcnld			381,400	
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
SPL1	Ing Pool - Ave	L	512	64.00	1980	A	70	C	1.00	22,900
PTO	Patio	L	300	15.00	1980	A	70	C	1.00	3,200
BRN1	Barn - 1 Story	L	660	39.00	1980	A	70	C	1.00	18,000
SHD1	Shed	L	48	21.00	1980	A	70	C	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,184	1,184	1,184	202.14	239,330
BSM	Basement	0	918	184	40.52	37,193
FEP	Finished Enclosed Porch	0	198	119	121.49	24,054
FGR	Garage	0	480	192	80.85	38,810
FNS	Finished 90% Story	826	918	826	181.88	166,965
FOP	Open Porch	0	56	8	28.88	1,617
PTO	Patio	0	168	8	9.63	1,617
Ttl Gross Liv / Lease Area		2,010	3,922	2,521		509,586



92 KINGS TOWN WAY

