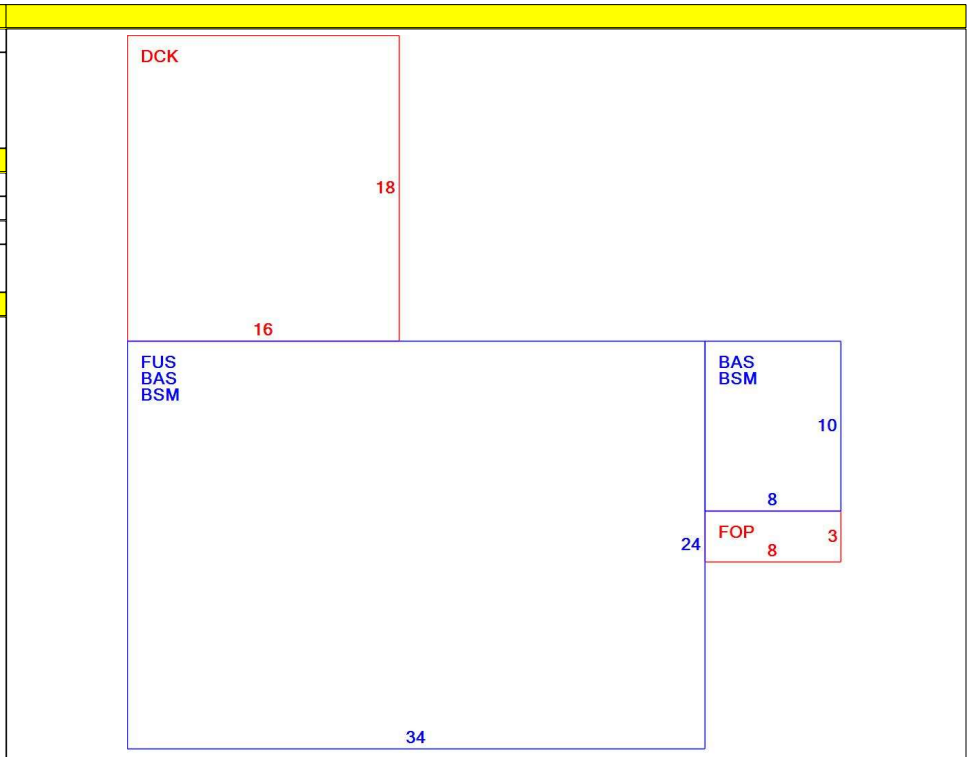


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION										
Resident				0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed											
Resident				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	231,400	231,400											
xxxxxx										RES LAND	1010	361,200	361,200											
SUPPLEMENTAL DATA										RESIDNTL	1010	900	900											
xxxxxx				Alt Prcl ID		Cyclical 2																		
xxxxxx				Scnd Home		Exemption																		
xxxxxx	xxx	xxxxxx		Tax Class T		W																		
				Tot Fin Area 1712		District																		
				Total Acres 1.233		Res Exem																		
				Chapter Lan																				
				GIS ID F_863894_2832908		Assoc Pid#																		
										Total	593,500	593,500												
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
Resident		10585	0260	11-15-1991		U		I		151,000		1L		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
														2023	1010	183,600	2022	1010	171,200	2021	1010	161,700		
															1010	375,600		1010	309,600		1010	258,000		
															1010	600		1010	600		1010	600		
														Total	559,800	Total	481,400	Total	420,300					
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)				231,400						
0050														Appraised Xf (B) Value (Bldg)				0						
												Appraised Ob (B) Value (Bldg)				900								
												Appraised Land Value (Bldg)				361,200								
												Special Land Value				0								
												Total Appraised Parcel Value				593,500								
												Valuation Method				C								
												Total Appraised Parcel Value				593,500								
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							
QPO-21-32	12-15-2021	MN	Maintenance	4,000		100	12-15-2021	WEATHERIZATION				04-12-2013	VGS			20	Field Review							
13659	05-19-1995	NC	New Construct	1,000	06-07-1996	100		8X8 UTILITY SHED				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	0.320	AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.80	11,200							
Total Card Land Units					1.24	AC	Parcel Total Land Area					1.24	Total Land Value			361,200								

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	896	
Model	01	Residential	Bsmt Type	00	
Grade	03	Average	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	07	Gambrel	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			306,512
Interior Floor 2			Net Other Adj		10,500
Heat Fuel	02	Oil	Replace Cost		317,012
Heat Type	05	Hot Water	Year Built		1979
AC Type	01	None	Effective Year Built		1994
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		27
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		73
Gas Fireplaces	0		Cns Sect Rcnld		231,400
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	896		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	64	21.00	1995	A	70	C	1.00	900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	896	896	896	159.31	142,742
BSM	Basement	0	896	179	31.83	28,516
DCK	Deck	0	288	29	16.04	4,620
FOP	Open Porch	0	24	4	26.55	637
FUS	Finished Upper Story	816	816	816	159.31	129,997
Ttl Gross Liv / Lease Area		1,712	2,920	1,924		306,512



26 KINGS TOWN WAY

