

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
FRAZIER JAMES P			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
FRAZIER KRISTEN M			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	910,700	910,700	
25 PARKERS GROVE LN		SUPPLEMENTAL DATA			RES LAND	1010	456,000	456,000		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3424 Total Acres .924 Chapter Lan GIS ID F_865146_2835218			Cyclical 2 Exemption 22E W District Res Exem Assoc Pid#	RESIDNTL	1010	131,500	131,500	
						Total		1,498,200	1,498,200	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
FRAZIER KRISTEN M TT		58023 222	06-21-2023	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	
FRAZIER JAMES P		48471 0220	05-26-2017	Q	I	850,000	00	2023	1010	694,600	2022	1010	636,200	
DAME ROBERT F & CATHERINE C		18952 0318	10-06-2000	U	I	710,000	1		1010	490,000		1010	314,100	
									1010	82,500		1010	82,500	
						Total		1,267,100	Total		1,032,800	Total		834,000

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2024	22E	22E VETERAN	1000.00									
			Total				1,000.00					

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0060								
NOTES				Appraised Bldg. Value (Card)				910,700
3XF=4FIX BTH W/2 SINKS & 5FIX BTH W/2 SINKS & JETTUB 12/13-JLF				Appraised Xf (B) Value (Bldg)				0
				Appraised Ob (B) Value (Bldg)				131,500
				Appraised Land Value (Bldg)				456,000
				Special Land Value				0
				Total Appraised Parcel Value				1,498,200
				Valuation Method				C
				Total Appraised Parcel Value				1,498,200

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-20-199	09-29-2020	BP	Bldg Permit	95,000	05-12-2021	100		Install a 20x40 inground gunite p FIN 1/2 OF BSMT SINGLE FAMILY DWELL OF 20X20 OUTBUILDING	04-07-2021	SJT	5		01	Measure - No Entry
77	03-12-2003	RM	Remodel	28,000	01-24-2004	100			10-26-2020	SJT	5		20	Field Review
19990539	11-29-1999	NC	New Construct	205,000	01-02-2001	100			12-09-2013	JLF	10	1	00	Measure & Listed
12598	11-03-1992	DM	Demolish		01-01-1993	100			04-12-2013	VGS			20	Field Review
									02-03-2004	KP		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	PD	Primary	35,151 SF	9.67	1.00000	5	1.00	0060	1.341	ESMNT		1.0000	12.96	455,700	
1	1010	Single Family	PD	Undevelop	0.117 AC	2,000.00	1.00000	0	1.00	0060	1.341			1.0000	0.06	300	
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value					456,000

