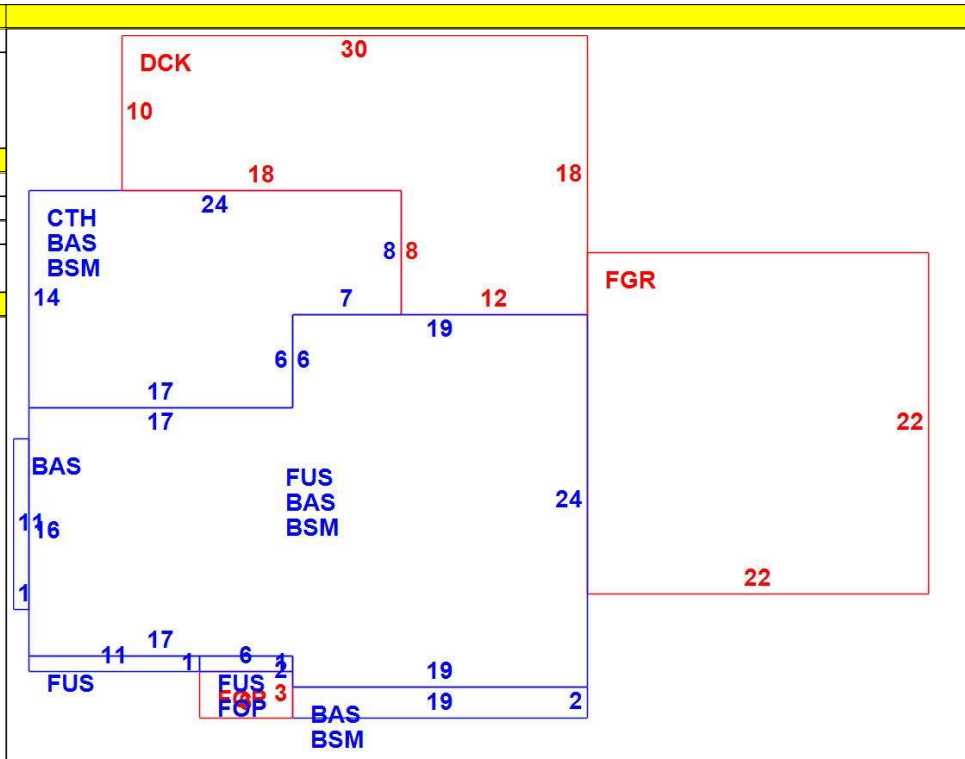


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA				
SIVAK GUSTAV R SIVAK LIISA L 41 TROUT FARM LN DUXBURY MA 02332				0 Water 0 No Sewer		0 Subdivision 0 Paved 0 Medium		0 Average 0 Average		Description	Code	Appraised	Assessed					
SUPPLEMENTAL DATA										RESIDENTL RES LAND		1010 1010		346,600 270,800		346,600 270,800		
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1816 Total Acres .254 Chapter Lan GIS ID F_862408_2834454				Cyclical 2 Exemption W District Res Exem Assoc Pid#						Total		617,400		617,400				
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
SIVAK GUSTAV R PIECHOCINSKI SCOTT CAMPBELL HAROLD J & CAMPBELL MA CONSTRUCTO CORP			52380 8 50495 0069 13355 0011 5292 0298		02-24-2020 11-07-2018 01-03-1995 06-29-1993		Q I Q I Q I U V		470,000 425,000 200,650 1		00 00 00 1		Year	Code	Assessed	Year	Code	Assessed
EXEMPTIONS			OTHER ASSESSMENTS		This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	APPRAISED VALUE SUMMARY									
Total			0.00		Appraised Bldg. Value (Card) 346,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 270,800 Special Land Value 0 Total Appraised Parcel Value 617,400 Valuation Method C Total Appraised Parcel Value 617,400													
ASSESSING NEIGHBORHOOD			B		Tracing		Batch		NOTES									
B			0050		BUILDING PERMIT RECORD													
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result				
13370	08-12-1994	NC	New Construct	115,000	11-30-1995	100		18X30 ATT TOWN HS	10-02-2019	SJD	4		20	Field Review				
									04-02-2019	SJD	9		01	Measure - No Entry				
									04-12-2013	VGS			20	Field Review				
									10-09-2007	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	PD	Primary	11,064 SF	24.48	1.00000	5	1.00	0050	1.000	EASMT "B" DV -17500 REMOV	1.0000	24.48	270,800			
Total Card Land Units					0.25 AC	Parcel Total Land Area					0.25	Total Land Value				270,800		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	1060	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
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		362,674
Interior Floor 2			Replace Cost		398,359
Heat Fuel	02	Oil	Year Built		1995
Heat Type	05	Hot Water	Effective Year Built		2008
AC Type	03	Central	Depreciation Code		G
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		13
Extra Fixtures	2		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	1		Percent Good		87
Extra Openings	0		Cns Sect Rcnd		346,600
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	414		Dep Ovr Comment		
FBM Quality	04	Above Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1060		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	1,071	1,071	1,071	158.03	169,248	
BSM	Basement	0	1,060	212	31.61	33,502	
CTH	Cathedral Ceiling	0	294	29	15.59	4,583	
DCK	Deck	0	396	40	15.96	6,321	
FGR	Garage	0	484	194	63.34	30,657	
FOP	Open Porch	0	24	4	26.34	632	
FUS	Finished Upper Story	745	745	745	158.03	117,731	
Ttl Gross Liv / Lease Area		1,816	4,074	2,295		362,674	

