

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
GOLDMAN JEFF M & GOLDMAN MARY E 57 OLD FARM RD DUXBURY MA 02332			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	394,100	394,100	
				0 Light		RES LAND	1010	354,900	354,900	
SUPPLEMENTAL DATA						RESIDNTL	1010	10,500	10,500	
Alt Prcl ID		Cyclical 2								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 2340		District								
Total Acres 1.058		Res Exem								
Chapter Lan										
GIS ID F_861061_2834409		Assoc Pid#								
						Total	759,500	759,500		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GOLDMAN JEFF M &		9188 0225	06-12-1989	Q	I	199,900	00	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	293,200	2022	1010	268,300
									1010	369,100		1010	304,200
								Total		662,300	Total		572,500
											Total		498,000

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			394,100
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			10,500
Appraised Land Value (Bldg)			354,900
Special Land Value			0
Total Appraised Parcel Value			759,500
Valuation Method			C
Total Appraised Parcel Value			759,500

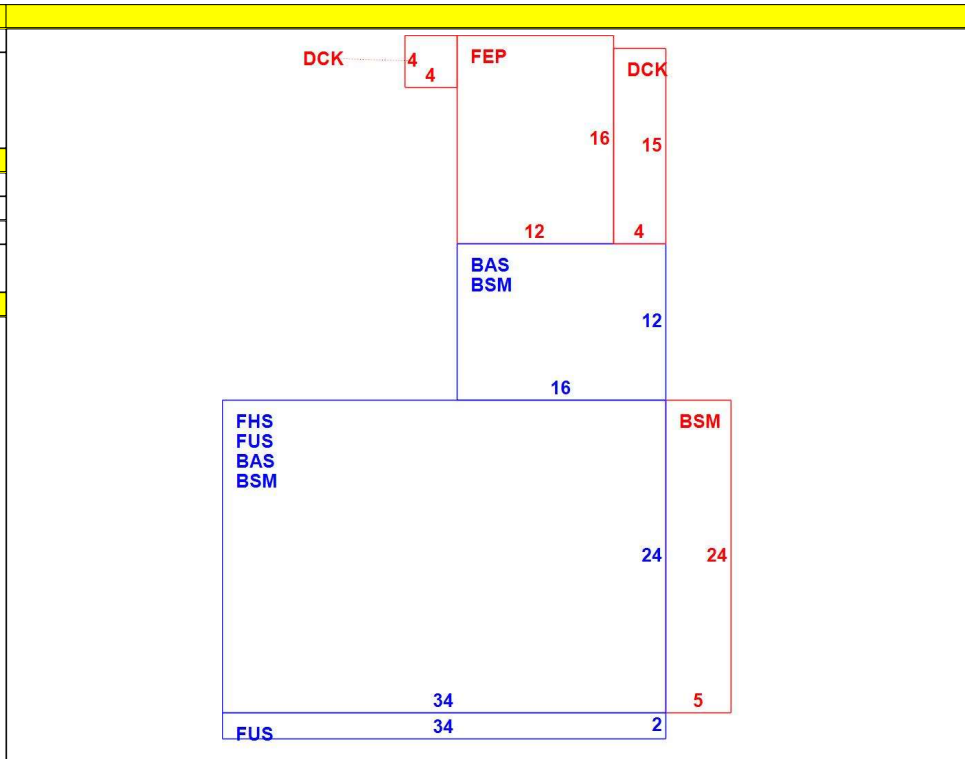
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
										11-15-2022	SJT	10		01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										12-03-2007	BSB		1	00	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	350,000
1	1010	Single Family	RC	Residual	0.140 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	4,900
Total Card Land Units					1.06 AC	Parcel Total Land Area					1.06	Total Land Value			354,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1128	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
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	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	5				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	9				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	408				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1128				

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

COST / MARKET VALUATION	
Net Other Adj	515,729
Replace Cost	39,390
Year Built	1971
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	394,100
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
GNR	GENERATOR	L	1	12400.00	2018	G	85	C	1.00	10,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,008	1,008	1,008	194.69	196,246
BSM	Basement	0	1,128	226	39.01	43,999
DCK	Deck	0	76	8	20.49	1,558
FEP	Finished Enclosed Porch	0	192	115	116.61	22,389
FHS	Finished Half Story	408	816	408	97.34	79,433
FUS	Finished Upper Story	884	884	884	194.69	172,104
Ttl Gross Liv / Lease Area		2,300	4,104	2,649		515,729

