

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WEILER FRIEND S			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
WEILER CANDACE E			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	402,800	402,800	
7 TROUT FARM RD				0 Light		RES LAND	1010	352,800	352,800	
DUXBURY MA 02332		SUPPLEMENTAL DATA				RESIDNTL	1010	75,200	75,200	
Alt Prcl ID		Cyclical 2								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 2192		District								
Total Acres .998		Res Exem								
Chapter Lan		Assoc Pid#								
GIS ID F_864434_2835329					Total		830,800	830,800		

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WEILER FRIEND S		4518 0123	08-24-1978	U	I	61,000	1	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	307,600	2022	1010	268,000
									1010	366,900		1010	302,400
									1010	50,300		1010	47,100
								Total		724,800	Total		617,500
								Total			Total		541,000

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

This signature acknowledges a visit by a Data Collector or Assessor

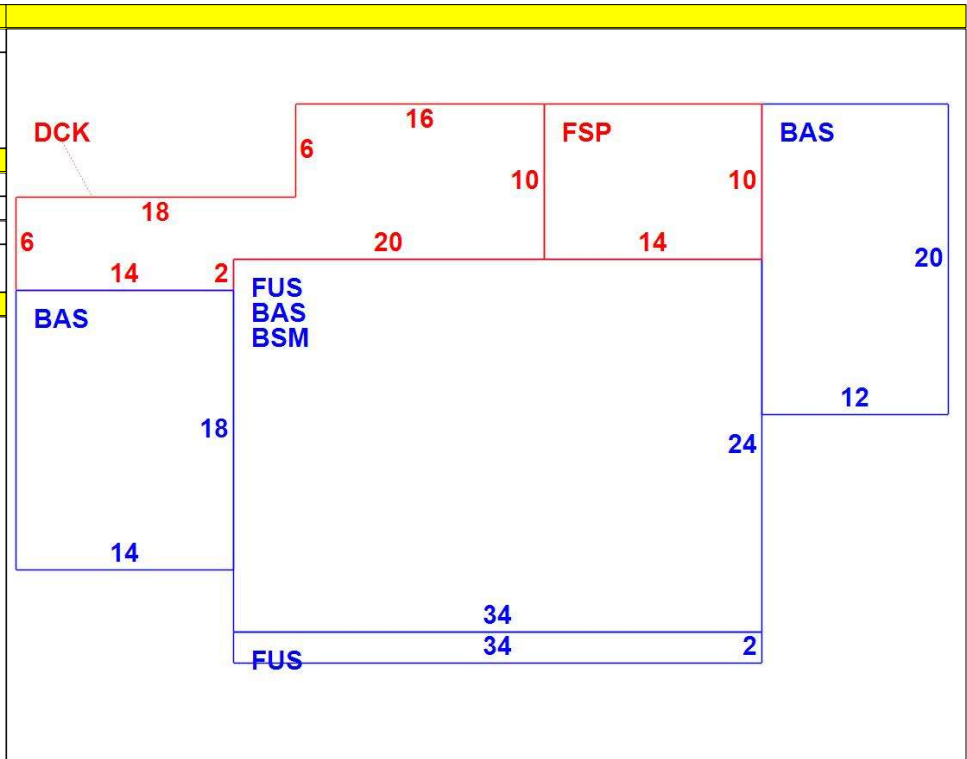
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	402,800
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	75,200
Appraised Land Value (Bldg)	352,800
Special Land Value	0
Total Appraised Parcel Value	830,800
Valuation Method	C
Total Appraised Parcel Value	830,800

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
2018-162	08-14-2018	MN	Maintenance	7,498		100		REPLACE 10 WINDOWS	10-19-2021	SJT	10		00	Measure & Listed
2016-218	10-26-2016	BP	Bldg Permit	27,776		100		REPLACE 19 WINDOWS	04-12-2013	VGS			20	Field Review
2016-157	08-19-2016	MN	Maintenance	27,776		100		REPLACE 19 WINDOWS	10-25-2007	BSB		1	00	Measure & Listed
102	08-29-2008	MN	Maintenance	10,000		100		RE-ROOF						
20000228	06-08-2000	NC	New Construct	17,000	08-25-2001	100		GAR						
20000227	06-08-2000	DM	Demolish	1,000	08-25-2001	100		GAR						

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	0.080 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	2,800
Total Card Land Units					1.00 AC	Parcel Total Land Area					1.00	Total Land Value			352,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	816	
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			497,658
Interior Floor 2			Net Other Adj		32,305
Heat Fuel	02	Oil	Replace Cost		529,963
Heat Type	05	Hot Water	Year Built		1969
AC Type	03	Central	Effective Year Built		1997
Bedrooms	4		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		24
Total Rooms	9		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	03	Modern	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		76
Gas Fireplaces	0		Cns Sect Rcnd		402,800
Sq Ft Fin Bsmt	574		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	816		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
FGR1	Garage - 1 Sto	L	528	52.00	1999	A	70	C	1.00	19,200
SPL2	Ing Pool-Good	L	738	89.00	1986	A	70	C	1.00	46,000
SHD1	Shed	L	64	21.00	1986	A	70	C	1.00	900
SHD1	Shed	L	24	21.00	1986	A	70	C	1.00	400
GNR	GENERATOR	L	1	12400.00	2013	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,308	1,308	1,308	206.58	270,211
BSM	Basement	0	816	163	41.27	33,673
DCK	Deck	0	260	26	20.66	5,371
FSP	Screened Porch	0	140	28	41.32	5,784
FUS	Finished Upper Story	884	884	884	206.58	182,619
Ttl Gross Liv / Lease Area		2,192	3,408	2,409		497,658

