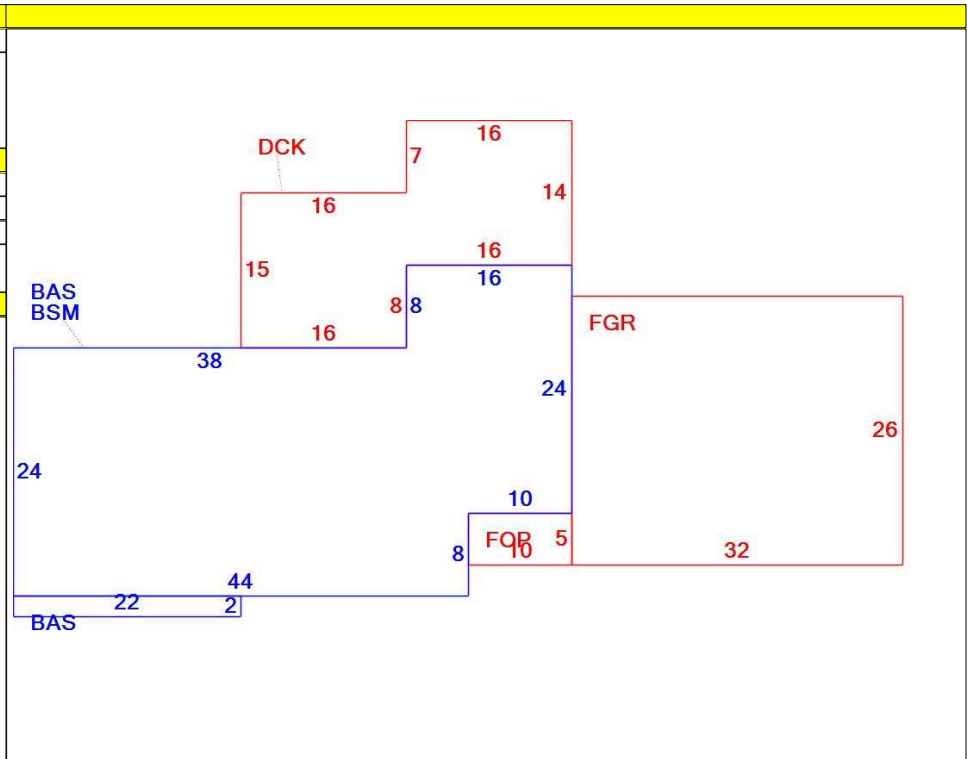


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA						
LYONS RICHARD A				0 Water		0 Feeder		0 Average		Description	Code	Appraised	Assessed							
LYONS ANITA E				0 No Sewer		0 Paved		0 Average		RESIDENTL	1010	355,600	355,600	VISION						
206 SOUTH ST						0 Medium				RES LAND	1010	366,800	366,800							
SUPPLEMENTAL DATA																				
Alt Prcl ID						Cyclical 2														
Scnd Home						Exemption														
Tax Class T						W														
Tot Fin Area 1388						District														
Total Acres 1.398						Res Exem														
Chapter Lan																				
GIS ID F_864569_2835704						Assoc Pid#														
Total											722,400		722,400							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
LYONS RICHARD A				53343 232		08-31-2020		U I		100		1A		Year	Code	Assessed	Year	Code	Assessed	
LYONS RICHARD A				13914 0219		10-25-1995		U I		100		1F		2023	1010	344,600	2022	1010	296,600	
LYONS RICHARD A				10364 0006		07-03-1991		Q I		168,500		00			1010	381,500		1010	314,400	
Total											726,100		Total		611,000		Total		523,900	
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 Appraised Bldg. Value (Card) 355,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 366,800 Special Land Value 0 Total Appraised Parcel Value 722,400 Valuation Method C								
Nbhd		Nbhd Name		B		Tracing		Batch												
0050																				
NOTES																				
3 ROOMS LOWER LEVEL, INCLUDING 4TH BDRM.																				
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-23-141	04-14-2023	MN	Maintenance	11,550		100	04-14-2023	REPAIR EXISTING CHIMNEY				04-12-2013	VGS			20	Field Review			
71	06-08-2012	MS	Miscellaneous	2,500		100		ATT GARAGE/ADD HOUSE				09-05-2007	BSB		1	00	Measure & Listed			
10786	04-20-1988	AD	Addition			100														
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	POS NEIGH INFO			1.0000	8.75	350,000			
1	1010	Single Family	RC	Residual	0.480	AC 35,000.00	1.00000	5	1.00	0050	1.000				1.0000	0.80	16,800			
Total Card Land Units					1.40 AC		Parcel Total Land Area					1.40		Total Land Value			366,800			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1344	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	1				
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	5				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1394				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1344				

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

COST / MARKET VALUATION	
Net Other Adj	404,479
Replace Cost	63,375
Year Built	1973
Effective Year Built	1997
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnd	355,600
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,388	1,388	1,388	197.89	274,666
BSM	Basement	0	1,344	269	39.61	53,231
DCK	Deck	0	464	46	19.62	9,103
FGR	Garage	0	832	333	79.20	65,896
FOP	Open Porch	0	50	8	31.66	1,583
Ttl Gross Liv / Lease Area		1,388	4,078	2,044		404,479

