

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
MACLEOD TIFFANY J TT			0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	
EUNICE F GOLDBERG IRREVOCABL			0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	142,800	142,800	
52 ROSEWOOD DRIVE					0	Medium			RES LAND	1010	361,300	361,300	
<b>SUPPLEMENTAL DATA</b>													
HANSON MA 02341			Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1038 Total Acres 1.238 Chapter Lan			Cyclical 2 Exemption W District Res Exem							
GIS ID F_863849_2835037			Assoc Pid#							Total 504,100 504,100			

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MACLEOD TIFFANY J TT		44994 0078	11-26-2014	U	I	136,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
GOLDBERG EUNICE F		7307 0151	12-01-1986	Q	I		00	2023	1010	153,900	2022	1010	128,800	2021	1010	127,500
									1010	375,600		1010	309,600		1010	258,000
								Total		529,500	Total		438,400	Total		385,500

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int	This signature acknowledges a visit by a Data Collector or Assessor			
Total 0.00													

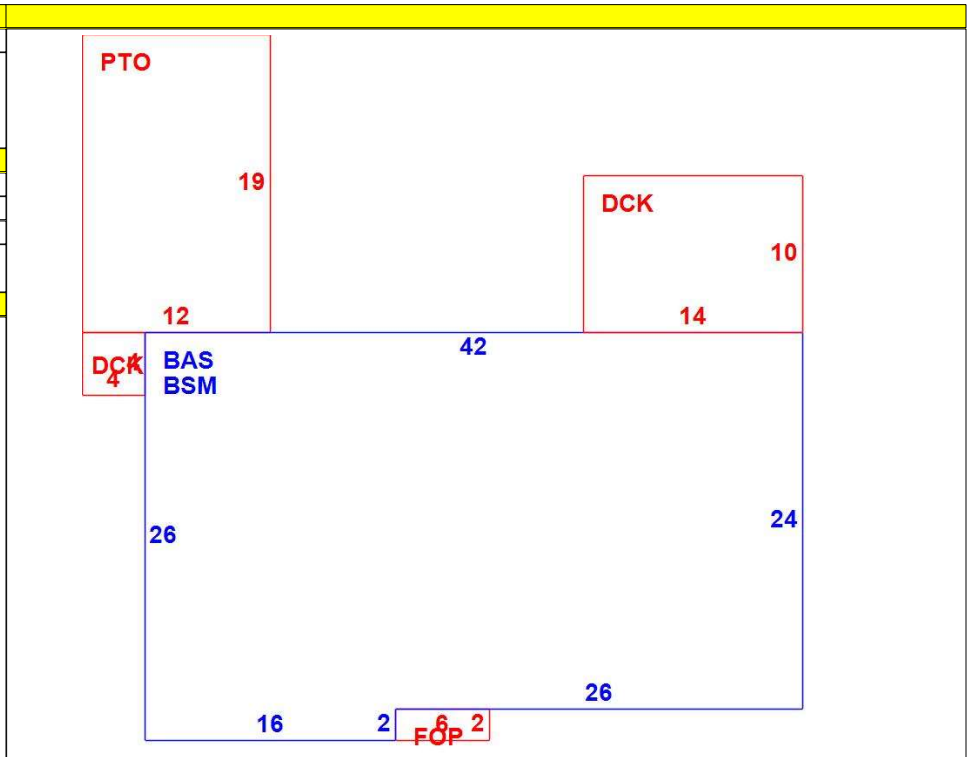
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

NOTES												
Total Appraised Parcel Value										504,100		

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
										11-10-2021	SJT	10		00	Measure & Listed
										04-12-2013	VGS			20	Field Review
										08-30-2007	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	0.323 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	11,300	
Total Card Land Units					1.24 AC	Parcel Total Land Area					1.24	Total Land Value				361,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1038	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	25	Vinyl Siding	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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			193,134
Interior Floor 2			Net Other Adj		8,000
Heat Fuel	02	Oil	Replace Cost		201,133
Heat Type	04	Forced Air-Duc	Year Built		1965
AC Type	03	Central	Effective Year Built		1992
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnld		142,800
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1038		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	1,040	1,040	1,040	151.24	157,290	
BSM	Basement	0	1,040	208	30.25	31,458	
DCK	Deck	0	156	16	15.51	2,420	
FOP	Open Porch	0	12	2	25.21	302	
PTO	Patio	0	228	11	7.30	1,664	
Ttl Gross Liv / Lease Area		1,040	2,476	1,277		193,134	

