

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>	
ABBOTT CATHERINE A			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed		
44 SURREY LN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	377,200	377,200		
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	351,500	351,500			
Alt Prcl ID		Cyclical 2			RESIDNTL	1010	47,300	47,300	Total	776,000	776,000
Scnd Home		Exemption									
Tax Class T		W									
Tot Fin Area 2252		District									
Total Acres .9617		Res Exem									
Chapter Lan		Assoc Pid#									
GIS ID F_865072_2834331											

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ABBOTT CATHERINE A		20420 0131	08-24-2001	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
ABBOTT CHARLES P		13936 0240	11-01-1995	Q	I	229,000	00	2023	1010	286,400	2022	1010	261,900	2021	1010	237,400
									1010	506,800		1010	322,000		1010	311,300
									1010	27,100		1010	27,100		1010	27,100
								Total		820,300	Total		611,000	Total		575,800

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			
									Appraised Bldg. Value (Card) 377,200			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

NOTES			
<p>Appraised Land Value (Bldg) 351,500</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 776,000</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 776,000</p>			

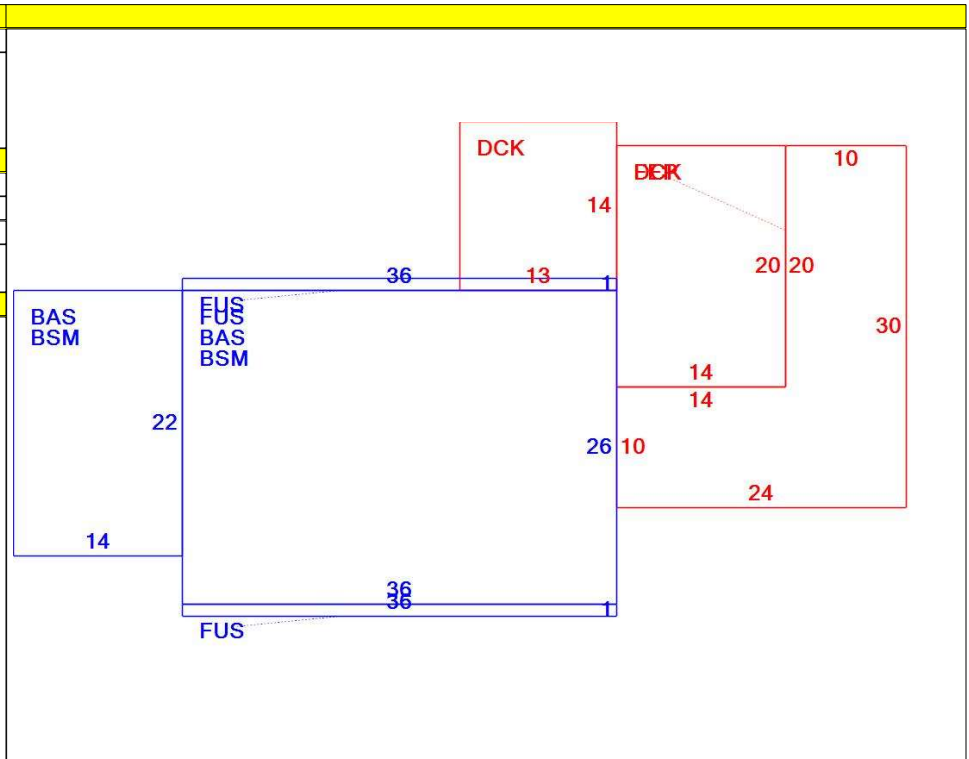
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-23-4 14574	01-06-2023 07-15-1997	MN NC	Maintenance New Construct	2,000 6,000	05-12-1998	100 100	01-06-2023	WEATHERIZATION/AIR SEALIN 10X31 & 10X15 DECK	04-12-2013 12-03-2007	VGS BSB			20 01	Field Review Measure - No Entry

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	0.044 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.79	1,500
Total Card Land Units					0.96 AC	Parcel Total Land Area					0.96	Total Land Value			351,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1244	
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1244				

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

COST / MARKET VALUATION		
Net Other Adj		508,047
Replace Cost		23,270
Year Built		1968
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		377,200
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
SPL1	Ing Pool - Ave	L	800	64.00	1960	A	70	C	1.00	35,800
SHD1	Shed	L	80	21.00	1980	A	70	C	1.00	1,200
FN1	Fence - Chain	L	170	24.00	1980	A	70	C	1.00	2,900
PTO	Patio	L	700	15.00	1980	A	70	C	1.00	7,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,244	1,244	1,244	186.03	231,421
BSM	Basement	0	1,244	249	37.24	46,321
DCK	Deck	0	622	62	18.54	11,534
FEP	Finished Enclosed Porch	0	280	168	111.62	31,253
FUS	Finished Upper Story	1,008	1,008	1,008	186.03	187,518
Ttl Gross Liv / Lease Area		2,252	4,398	2,731		508,047

