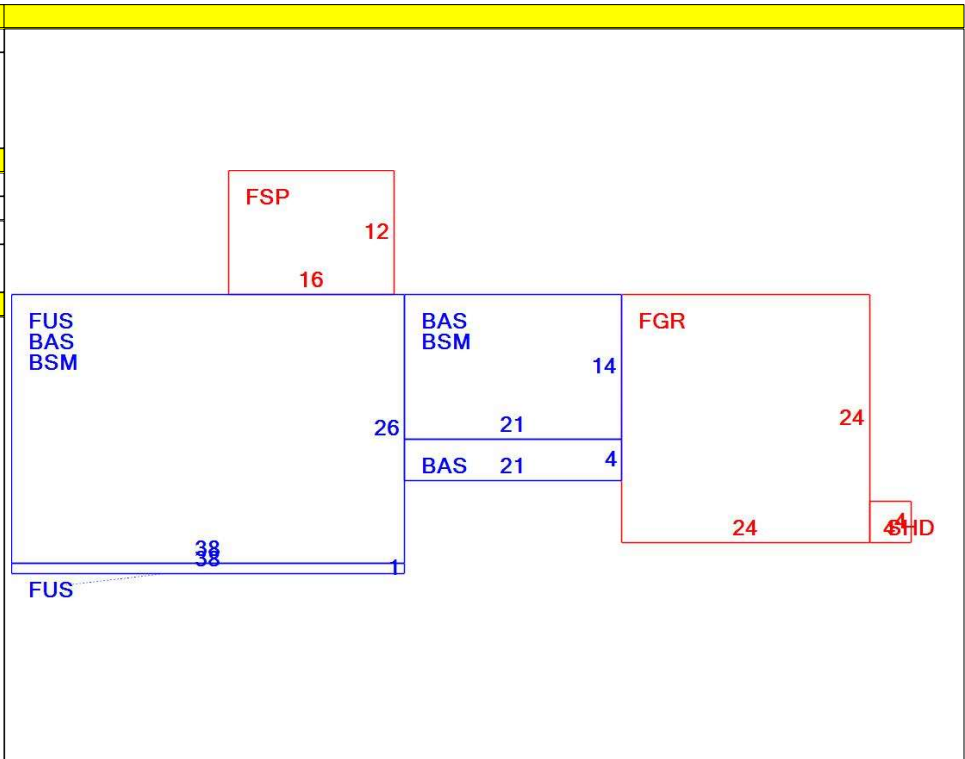


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
OROSZ EUGENE M OROSZ TONI E 153 BUCKBOARD RD DUXBURY MA 02332		0	Water	0	Subdivision	0	Average	Description		Code	Appraised	Assessed							
		0	No Sewer	0	Paved	0	Average	RESIDNTL		1010	550,000	550,000							
		SUPPLEMENTAL DATA		Alt Prcl ID		Cyclical 2		RES LAND		1010	368,200	368,200							
		Scnd Home		Exemption		RESIDNTL		1010	1,200	1,200									
		Tax Class T		W															
		Tot Fin Area 2392		District															
		Total Acres 1.438		Res Exem															
		Chapter Lan		Assoc Pid#															
		GIS ID F_864900_2832559								Total		919,400	919,400						
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
OROSZ EUGENE M JORDAN EDWARD P JORDAN EDWARD P		17797	0030	08-24-1999	Q	I	450,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		16238	0120	05-28-1998	U	I	1		1F	2023	1010	420,700	2022	1010	385,700	2021	1010	346,300	
		15061	0285	03-28-1997	Q	I	291,750		00		1010	530,000		1010	336,700		1010	324,900	
											1010	800		1010	800		1010	800	
		Total								Total		951,500	Total		723,200	Total		672,000	
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							
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				550,000					
0050										Appraised Xf (B) Value (Bldg)				0					
										Appraised Ob (B) Value (Bldg)				1,200					
										Appraised Land Value (Bldg)				368,200					
										Special Land Value				0					
										Total Appraised Parcel Value				919,400					
										Valuation Method				C					
										Total Appraised Parcel Value				919,400					
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-22-18	08-22-2022	MN	Maintenance	9,661		100	08-22-2022	3 WINDOWS				11-20-2018	JLF	2		30	Quality Control		
418	09-09-2004	MN	Maintenance	6,500		100		REPL. WINDOWS & DOOR				04-12-2013	VGS			20	Field Review		
119990558	12-10-1999	RM	Remodel	10,000		100		EFP/SKYLITES/X128				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	8.75	350,000		
1	1010	Single Family	RC	Residual	0.519	AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.80	18,200		
Total Card Land Units					1.44	AC	Parcel Total Land Area					1.44	Total Land Value					368,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1282	
Model	01	Residential	Bsmt Type	04	
Grade	06	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	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	504				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1282				

CONDO DATA			
Parcel Id	C	Owne	
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Net Other Adj		597,530	
Replace Cost		42,050	
Year Built		1971	
Effective Year Built		2007	
Depreciation Code		E	
Remodel Rating			
Year Remodeled			
Depreciation %		14	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		86	
Cns Sect Rcnd		550,000	
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
SHD1	Shed	L	80	21.00	1996	A	70	C	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,366	1,366	1,366	204.49	279,338
BSM	Basement	0	1,282	256	40.83	52,350
FGR	Garage	0	576	230	81.66	47,034
FSP	Screened Porch	0	192	38	40.47	7,771
FUS	Finished Upper Story	1,026	1,026	1,026	204.49	209,810
SHD	Attached Shed	0	16	6	76.69	1,227
Ttl Gross Liv / Lease Area		2,392	4,458	2,922		597,530

