

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BENSON JOANNE M			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
BENSON KURT J			0 Septic	0 Paved	0 Average	RESIDNTL	1010	476,900	476,900	
34 FORGE WAY				0 Light		RES LAND	1010	428,000	428,000	
						RESIDNTL	1010	41,100	41,100	
SUPPLEMENTAL DATA										
DUXBURY	MA	02332	Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2404 Total Acres .46 Chapter Lan		Cyclical 6 Exemption W District Res Exem					VISION
			GIS ID F_866900_2834115		Assoc Pid#	Total		946,000	946,000	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BENSON KURT J & JOANNE M TT		58218 103	08-25-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
BENSON JOANNE M		46369 0203	12-10-2015	U	I	100,000	1A	2023	1010	368,300	2022	1010	347,100	2021	1010	316,600	
BENSON KURT J		15317 0292	07-14-1997	Q	I	282,500	00		1010	417,700		1010	360,800		1010	313,300	
									1010	22,700		1010	22,700		1010	22,700	
Total										808,700		Total		730,600		Total	652,600

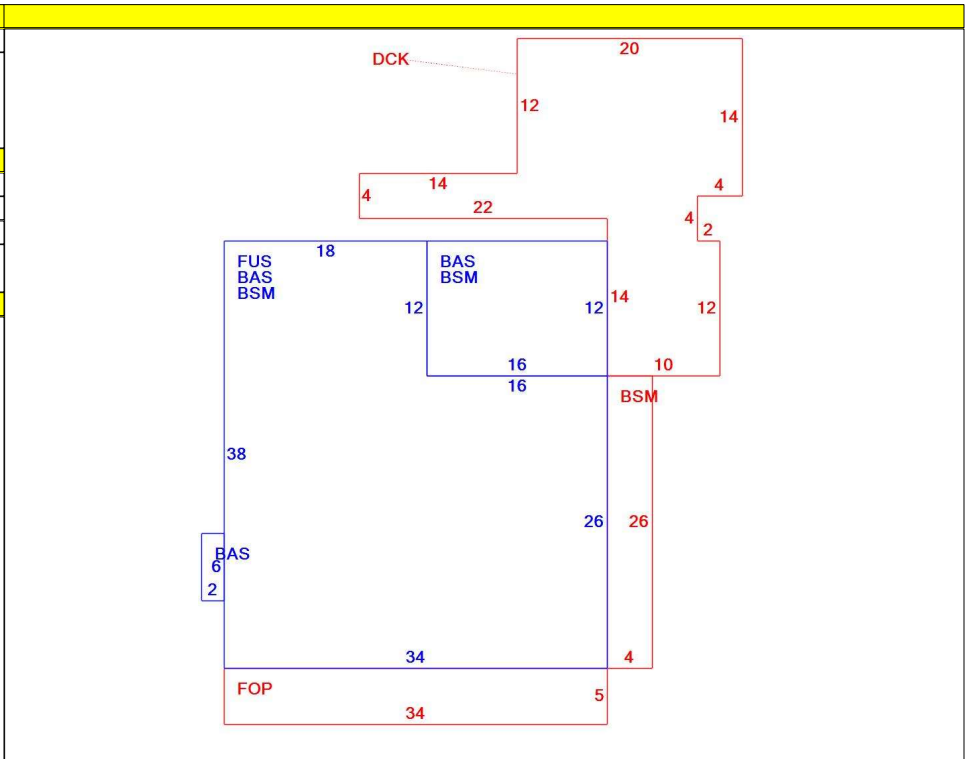
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch							
0070											
NOTES											
Total Appraised Parcel Value						946,000					

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	
2016-317	09-28-2016	RM	Remodel	30,000	08-22-2018	100		REMODEL EXISTING KITCHEN	08-22-2018	JLF	5		01	Measure - No Entry	
2000127	04-24-2000	RM	Remodel	2,500	07-30-2001	100		Fr.Por adn 2012 fin. base comple	04-12-2013	VGS			20	Field Review	
13242	06-09-1994	AD	Addition	17,000	10-13-1995	100		REN DK, 14X16 ADD	09-12-2012	KP	5	1	00	Measure & Listed	
									05-14-2012	KP	5		00	Measure & Listed	
									07-30-2001	K+B		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	20,038 SF	15.38	1.00000	5	1.00	0070	1.389			1.0000	21.36 428,000	
Total Card Land Units					0.46 AC	Parcel Total Land Area					0.46	Total Land Value				428,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1396	
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	11	Clapboard			B S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			519,713
Interior Floor 2			Net Other Adj		54,860
Heat Fuel	02	Oil	Replace Cost		574,573
Heat Type	05	Hot Water	Year Built		1983
AC Type	06	Partial	Effective Year Built		2004
Bedrooms	4		Depreciation Code		VG
Full Baths	3		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		17
Total Rooms	9		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		83
Gas Fireplaces	0		Cns Sect Rcnld		476,900
Sq Ft Fin Bsmt	884		Dep % Ovr		
FBM Quality	05	Living Area	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage			Misc Imp Ovr Comment		
Bsmt Area	1396		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	96	21.00	1995	A	70	C	1.00	1,400
FGR5	Garage - 2 Sto	L	624	91.00	2012	A	70	C	1.00	39,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,304	1,304	1,304	188.37	245,634
BSM	Basement	0	1,396	279	37.65	52,555
DCK	Deck	0	504	50	18.69	9,419
FOP	Open Porch	0	170	26	28.81	4,898
FUS	Finished Upper Story	1,100	1,100	1,100	188.37	207,207
Ttl Gross Liv / Lease Area		2,404	4,474	2,759		519,713



34 FORGE WAY

