

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
NASH ANDREW J			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
NASH JULIE A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	521,900	521,900
14 FORGE WAY		<b>SUPPLEMENTAL DATA</b>			0 Light	RES LAND	1010	517,300	517,300
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2345 Total Acres 1.558 Chapter Lan GIS ID F_867261_2833666			Cyclical 6 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	1,400	1,400
						Total		1,040,600	1,040,600

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
NASH ANDREW J	50539	0088	11-20-2018	U	I	600,000	1	Year	Code	Assessed	Year	Code	Assessed
FAHY HOLLY C TT	49411	0158	01-17-2018	U	I	10	1A	2023	1010	388,700	2022	1010	323,700
FAHY DAVID W & HOLLY C	20622	0040	09-28-2001	Q	I	524,000	00		1010	505,400		1010	426,500
MORAN IAN P	15604	0203	10-30-1997	Q	I	352,000	00		1010	900		1010	900
TERNULLO ROBERT	12592	0191	01-18-1994	Q	I	295,000	00	Total		895,000	Total		751,100
						Total		Total		713,900	Total		713,900

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	521,900
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,400
Appraised Land Value (Bldg)	517,300
Special Land Value	0
Total Appraised Parcel Value	1,040,600
Valuation Method	C
Total Appraised Parcel Value	1,040,600

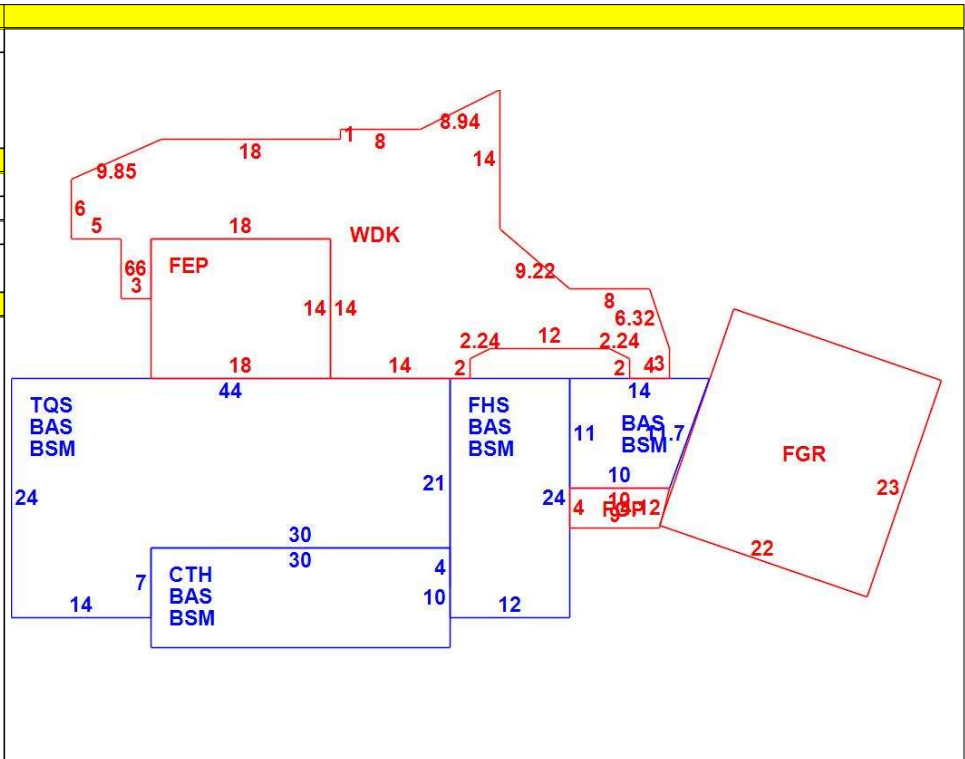
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-23-28	09-06-2023	MN	Maintenance	56,375		100		STRIP & REROOF/REPLACE 3	07-09-2019	SJT	5		20	Field Review
QPO-22-29	11-18-2022	MN	Maintenance	3,628		100		Mass Save	04-17-2019	SJD	9	8	01	Measure - No Entry
2019-7	01-14-2019	RM	Remodel	32,000		100	05-13-2019	MASTER BATHROOM, REPLAC	04-12-2013	VGS			20	Field Review
2018-221	10-22-2018	MN	Maintenance	10,850		100		REROOF REPLACE PLYWOOD	01-03-2008	BSB			01	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	0070	1.389		1.0000	12.16	486,200
1	1010	Single Family	RC	Residual	0.640	AC 35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.12	31,100
Total Card Land Units					1.56	AC	Parcel Total Land Area					1.56	Total Land Value		517,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1566	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
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	04	Forced Air-Duc			
AC Type	03	Central			
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	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1566				

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

COST / MARKET VALUATION		
Net Other Adj		689,948
Replace Cost		24,940
Year Built		1982
Effective Year Built		1994
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		27
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		73
Cns Sect Rcnld		521,900
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	96	21.00	1986	A	70	C	1.00	1,400

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,566	1,566	1,566	220.50	345,305
BSM	Basement	0	1,566	313	44.07	69,017
CTH	Cathedral Ceiling	0	300	30	22.05	6,615
FEP	Finished Enclosed Porch	0	252	151	132.13	33,296
FGR	Garage	0	506	202	88.03	44,541
FHS	Finished Half Story	144	288	144	110.25	31,752
FOP	Open Porch	0	38	6	34.82	1,323
TQS	Three Quarter Story	635	846	635	165.51	140,018
WDK	Deck	0	822	82	22.00	18,081
Ttl Gross Liv / Lease Area		2,345	6,184	3,129		689,948

