

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
REGAN PAMELA J			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed						
22 TINKERTOWN LN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	457,700	457,700						
DUXBURY MA 02332				0 Light		RES LAND	1010	517,200	517,200						
SUPPLEMENTAL DATA						RESIDNTL	1010	1,800	1,800						
Alt Prcl ID		Cyclical		6											
Scnd Home		Exemption													
Tax Class T		W													
Tot Fin Area 2374		District													
Total Acres .938		Res Exem													
Chapter Lan															
GIS ID F_868212_2832788		Assoc Pid#													
						Total		976,700	976,700						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
REGAN PAMELA J		47484 0017	09-20-2016	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed		
CRISTIANI NICHOLAS M JR		39974 0198	05-27-2011	Q	I	580,000	00	2023	1010	365,400	2022	1010	335,600		
BOUCHER ALFRED M		16254 0236	06-01-1998	Q	I	332,000	00		1010	523,500		1010	441,700		
									1010	1,200		1010	1,200		
						Total		890,100	Total	778,500	Total	710,100			
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor							
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int							
			0.00												
ASSESSING NEIGHBORHOOD															
Nbhd		Nbhd Name		B		Tracing		Batch							
0060															
NOTES															
BUILDING PERMIT RECORD															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
									11-03-2020	SJT	10		20	Field Review	
									04-12-2013	VGS			20	Field Review	
									11-02-2012	SJD	3		30	Quality Control	
									10-11-2007	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	0060	1.341		V110	1.1000	516,300
1	1010	Single Family	RC	Residual	0.020 AC	35,000.00	1.00000	5	1.00	0060	1.341			1.0000	900
Total Card Land Units					0.94 AC	Parcel Total Land Area					0.94	Total Land Value			517,200

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description	Element	Cd	Description			
Style	03	Colonial	Bsmt Area	1310				
Model	01	Residential	Bsmt Type	04				
Grade	06	Good	Unfin Area	0.00	Full			
Stories	2							
Occupancy	1		CONDO DATA					
Exterior Wall 1	14	Wood Shingle	Parcel Id		C	Own		
Exterior Wall 2					B	S		
Roof Structure	03	Gable	Adjust Type	Code	Description	Factor%		
Roof Cover	03	Asphalt	Condo Flr					
Interior Wall 1	05	Drywall	Condo Unit					
Interior Wall 2			COST / MARKET VALUATION					
Interior Floor 1	12	Hardwood				554,907		
Interior Floor 2			Net Other Adj			47,270		
Heat Fuel	02	Oil	Replace Cost			602,177		
Heat Type	05	Hot Water	Year Built			1974		
AC Type	01	None	Effective Year Built			1997		
Bedrooms	4		Depreciation Code			G		
Full Baths	2		Remodel Rating					
Half Baths	1		Year Remodeled					
Extra Fixtures	1		Depreciation %			24		
Total Rooms	8		Functional Obsol					
Bath Style	02	Average	External Obsol					
Kitchen Style	02	Average	Trend Factor			1.000		
Extra Kitchens	0		Condition					
Fireplaces	2		Condition %					
Extra Openings	0		Percent Good			76		
Gas Fireplaces	0		Cns Sect Rcnld			457,700		
Sq Ft Fin Bsmt	468		Dep % Ovr					
FBM Quality	04	Above Average	Dep Ovr Comment					
Foundation	06	Poured Conc	Misc Imp Ovr					
Bsmt Garage	2		Misc Imp Ovr Comment					
Bsmt Area	1310		Cost to Cure Ovr					
			Cost to Cure Ovr Comment					

DCK		12
20		
FUS BAS BSM	BAS BSM	23
	26	
	14	
	38	
FUS	38	2

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	120	21.00	1985	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,310	1,310	1,310	208.61	273,281
BSM	Basement	0	1,310	262	41.72	54,656
DCK	Deck	0	240	24	20.86	5,007
FUS	Finished Upper Story	1,064	1,064	1,064	208.61	221,963
Ttl Gross Liv / Lease Area		2,374	3,924	2,660		554,907

