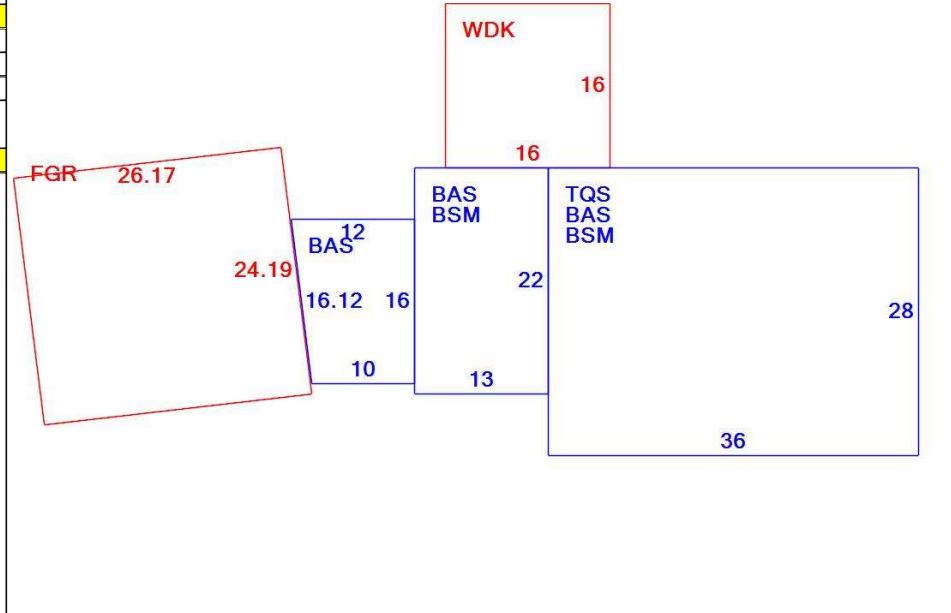


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>						
PERKINS BRUCE L			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed							
PERKINS CAROL M			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	421,800	421,800							
31 FRANKLIN TERR				0 Light		RES LAND	1010	488,200	488,200							
<b>SUPPLEMENTAL DATA</b>						RESIDNTL	1010	57,600	57,600							
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2226 Total Acres 1.318 Chapter Lan GIS ID F_869447_2853408		Cyclical 3 Exemption W District Res Exem Assoc Pid#				Total	967,600	967,600						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
PERKINS BRUCE L		55037 228	05-25-2021	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
PERKINS BRUCE L & CAROL M TT		47215 0315	07-22-2016	U	I	1	1A	2023	1010	313,700	2022	1010	260,900	2021	1010	260,300
PERKINS BRUCE L		4873 0128	09-04-1980	U	I	91,000	1		1010	524,000		1010	332,900		1010	321,200
									1010	37,000		1010	37,000		1010	37,000
								Total	874,700	Total	630,800	Total	618,500			
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								
0060																
NOTES																
										Appraised Bldg. Value (Card) 421,800						
										Appraised Xf (B) Value (Bldg) 0						
										Appraised Ob (B) Value (Bldg) 57,600						
										Appraised Land Value (Bldg) 488,200						
										Special Land Value 0						
										Total Appraised Parcel Value 967,600						
										Valuation Method C						
										Total Appraised Parcel Value 967,600						
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
2013-236	09-24-2013	MN	Maintenance	30,000		100		RE-ROOF DWELLING AND ADD			08-04-2014	JLF	5		30	Quality Control
2013-12	02-04-2013	MN	Maintenance	3,000	07-29-2013	100		REPLACE 18 WINDOWS			07-29-2013	BH			01	Measure - No Entry
											04-12-2013	VGS			20	Field Review
											01-26-2008	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		1.0000	11.74	469,400	
1	1010	Single Family	RC	Residual	0.400 AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.08	18,800	
Total Card Land Units					1.32 AC	Parcel Total Land Area					1.32	Total Land Value			488,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1294	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	25	Vinyl Siding			
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	0				
Extra Fixtures	0				
Total Rooms	8				
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	0				
Bsmt Area	1294				

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

COST / MARKET VALUATION		
Net Other Adj		538,153
Replace Cost		16,900
Year Built		555,054
Effective Year Built		1966
Depreciation Code		1997
Remodel Rating		G
Year Remodeled		
Depreciation %		24
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		76
Cns Sect Rcnld		421,800
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
STB1	Stable	L	240	28.00	1980	A	70	C	1.00	4,700
SPL2	Ing Pool-Good	L	798	89.00	1986	A	70	C	1.00	49,700
PTO	Patio	L	300	15.00	1986	A	70	C	1.00	3,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,470	1,470	1,470	194.70	286,210
BSM	Basement	0	1,294	259	38.97	50,428
FGR	Garage	0	633	253	77.82	49,259
TQS	Three Quarter Story	756	1,008	756	146.03	147,194
WDK	Deck	0	256	26	19.77	5,062
Ttl Gross Liv / Lease Area		2,226	4,661	2,764		538,153

