

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION
Resident			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	
Resident			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	457,000	457,000	
xxxxxx				0 Light		RES LAND	1010	486,800	486,800	
SUPPLEMENTAL DATA						RESIDENTL	1010	86,900	44,900	
xxxxxx			Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2324 Total Acres .929 Chapter Lan		Cyclical 3 Exemption W District Res Exem					
xxxxxx	xxx	xxxxxx	GIS ID F_871241_2848224		Assoc Pid#					
						Total		1,030,700	988,700	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
Resident		47971 117	01-05-2017	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		44546 96	07-18-2014	U	I	744,900	1	2023	1010	355,400	2022	1010	332,400	2021	1010	314,100	
		33226 314	08-22-2006	Q	I	650,000	00		1010	475,600		1010	401,300		1010	365,400	
		31600 141	10-26-2005	U	I	100	1		1010	27,700		1010	27,700		1010	27,700	
		19002 1	10-25-2000	Q	I	495,000	00	Total									
									858,700		Total		761,400		Total		707,200

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															

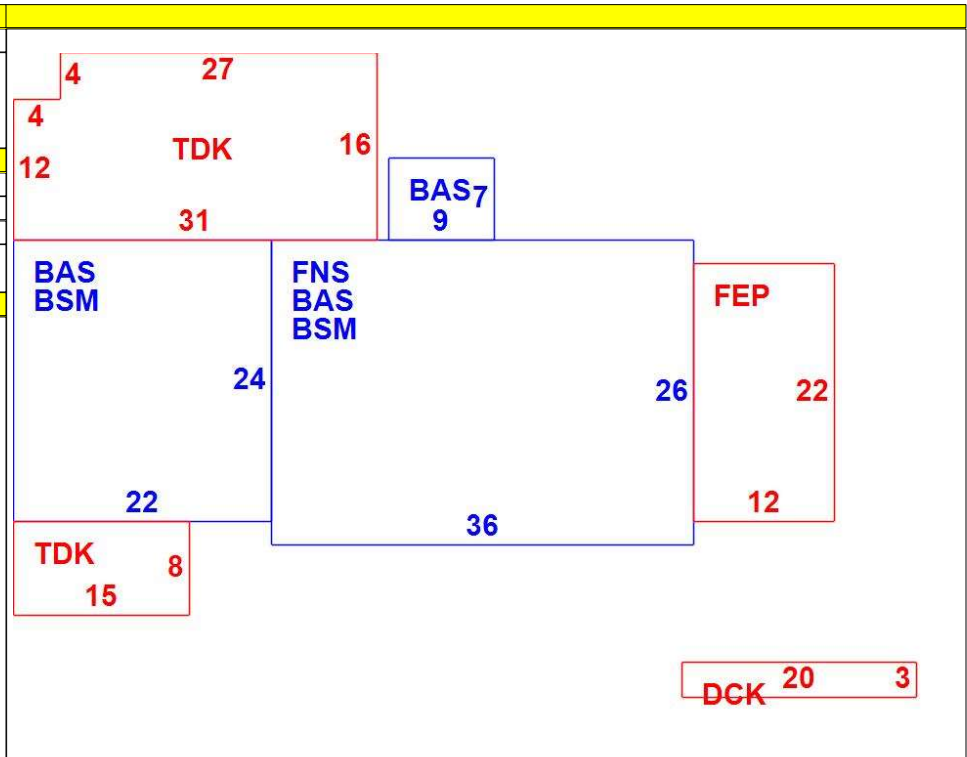
ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch						
0070										

NOTES										APPRAISED VALUE SUMMARY					
										Appraised Bldg. Value (Card)					457,000
										Appraised Xf (B) Value (Bldg)					0
										Appraised Ob (B) Value (Bldg)					86,900
										Appraised Land Value (Bldg)					486,800
										Special Land Value					0
										Total Appraised Parcel Value					1,030,700
										Valuation Method					C
										Total Appraised Parcel Value					1,030,700

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
BPO-22-450	11-21-2022	AD	Addition	49,500	07-13-2023	100		Construct a 4x8 32sf bathroom a		07-13-2023	SJT	5		01	Measure - No Entry
BPO-22-39	04-28-2022	BP	Bldg Permit	26,278		100	04-28-2022	2 ENCHARGE BATTERIES IN B		03-22-2022	SJT	5		21	Field Review + GIS
BPO-21-337	07-26-2021	BP	Bldg Permit	46,187		100	10-14-2021	40 SOLAR PANELS		07-09-2015	SJD	9		12	Property Estimated - No Ac
59	03-29-2010	RM	Remodel	28,000		100		KITCHEN,STRU BEAMS		04-12-2013	VGS			20	Field Review
99	03-31-2003	MN	Maintenance	6,900		100		STRIP & REROOF		08-25-2010	KP		1	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			486,200
1	1010	Single Family	RC	Residual	0.012	AC	35,000.00	1.00000	5	1.00	0070	1.389		1.0000	600
Total Card Land Units					0.93	AC	Parcel Total Land Area					0.93	Total Land Value		486,800

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	Element	Cd
Style	00	Gambrel	Bsmt Area	1464			
Model	01	Residential	Bsmt Type	04			
Grade	05	Ave/Good	Unfin Area	0.00	Full		
Stories	1.9						
Occupancy	1		CONDO DATA				
Exterior Wall 1	14	Wood Shingle	Parcel Id		C	Owne	
Exterior Wall 2					B	S	
Roof Structure	07	Gambrel	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	Net Other Adj		543,899		
Interior Floor 2			Replace Cost		34,645		
Heat Fuel	02	Oil	Year Built		578,543		
Heat Type	05	Hot Water	Effective Year Built		1975		
AC Type	03	Central	Depreciation Code		2000		
Bedrooms	4		Remodel Rating		G		
Full Baths	2		Year Remodeled				
Half Baths	1		Depreciation %		21		
Extra Fixtures	1		Functional Obsol				
Total Rooms	8		External Obsol				
Bath Style	02	Average	Trend Factor		1.000		
Kitchen Style	02	Average	Condition				
Extra Kitchens	0		Condition %				
Fireplaces	1		Percent Good		79		
Extra Openings	0		Cns Sect Rcnd		457,000		
Gas Fireplaces	0		Dep % Ovr				
Sq Ft Fin Bsmt	350		Dep Ovr Comment				
FBM Quality	04	Above Average	Misc Imp Ovr				
Foundation	06	Poured Conc	Misc Imp Ovr Comment				
Bsmt Garage	2		Cost to Cure Ovr				
Bsmt Area	1464		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
SPL2	Ing Pool-Good	L	720	89.00	1987	A	70	C	1.00	44,900
SLR	Solar Panels	L	40	1050.00	2021	A	70	C	1.00	42,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,527	1,527	1,527	188.46	287,780
BSM	Basement	0	1,464	293	37.72	55,219
DCK	Deck	0	60	6	18.85	1,131
FEP	Finished Enclosed Porch	0	264	158	112.79	29,777
FNS	Finished 90% Story	842	936	842	169.53	158,684
TDK	Trex Deck	0	600	60	18.85	11,308
Ttl Gross Liv / Lease Area		2,369	4,851	2,886		543,899

