

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>					
JENKINS BONNIE  68 GREENWICH AVENUE #3  NEW YORK NY 10011		0	Water	0	Cul-De-Sac	0	Average	Description	Code	Appraised	Assessed								
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	859,900	859,900								
		0	Light	0		0		RES LAND	1010	465,200	465,200								
<b>SUPPLEMENTAL DATA</b>										RESIDNTL	1010	104,000	104,000						
Alt Prcl ID		Scnd Home LEASED				Cyclical 5													
Tax Class T		Total Fin Area 3681				Exemption W													
Total Acres .738		Chapter Lan				District													
GIS ID F_873338_2849998		Assoc Pid#																	
										Total		1,429,100	1,429,100						
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
JENKINS BONNIE		53507	86	09-25-2020		Q	I	880,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
RAGAN MARIESSA		49854	0042	05-30-2018		Q	I	790,000	00	2023	1010	680,000	2022	1010	613,900	2021	1090	540,300	
FINOCCHIARO EDWARD S & SARA		38140	0202	01-15-2010		U	I	1	1F		1010	455,000		1010	385,900		1090	349,800	
FINOCCHIARO EDWARD S		13811	0189	09-05-1995		U	I	1	1F						1090	4,800			
										Total		1,135,000	Total		999,800	Total		894,900	
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																			
Nbhd		Nbhd Name		B		Tracing		Batch											
0070																			
NOTES																			
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-22-87	04-08-2022	NC	New Construct	115,947	04-05-2023	100		18X36 GUNITE POOL & 7X7 SP		04-05-2023	SJT	5		20	Field Review				
BPO-21-533	12-06-2021	MS	Miscellaneous	3,773		100	12-06-2021	WOOD STOVE/LINER		04-22-2021	SJD	9	1	07	Measure - Info @ Door				
QPO-21-12	06-04-2021	MN	Maintenance	70,891		100	06-04-2021	Replace 31 windows.		09-29-2020	SJT	10		20	Field Review				
										04-12-2013	VGS			20	Field Review				
										10-28-2007	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	32,148 SF	10.42	1.00000	5	1.00	0070	1.389			1.0000		14.47	465,200		
Total Card Land Units					0.74 AC	Parcel Total Land Area					0.74	Total Land Value					465,200		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1344	
Model	01	Residential	Bsmt Type	03	
Grade	07	Very Good	Unfin Area	0.00	Partial
Stories	2				
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	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	4				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	10				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	840				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	1				
Bsmt Area	1344				

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

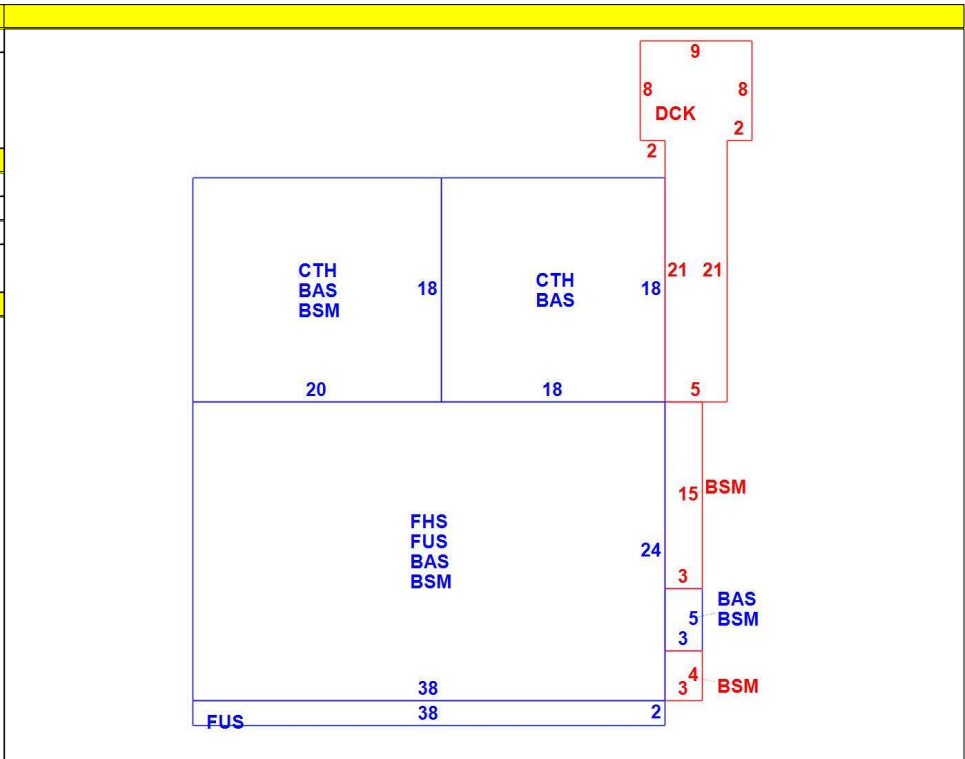
COST / MARKET VALUATION	
Net Other Adj	741,526
Replace Cost	69,280
Year Built	1984
Effective Year Built	2000
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	79
Cns Sect Rcnld	640,500
Dep % 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
SPL2	Ing Pool-Good	L	648	89.00	2022	G	85	A	2.00	98,000
SPL3	Ing Hot Tub	L	49	72.00	2022	G	85	A	2.00	6,000

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,611	1,611	1,611	217.46	350,322
BSM	Basement	0	1,344	269	43.52	58,496
CTH	Cathedral Ceiling	0	684	68	21.62	14,787
DCK	Deck	0	177	18	22.11	3,914
FHS	Finished Half Story	456	912	456	108.73	99,160
FUS	Finished Upper Story	988	988	988	217.46	214,847
Ttl Gross Liv / Lease Area		3,055	5,716	3,410		741,526



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
JENKINS BONNIE  68 GREENWICH AVENUE #3  NEW YORK NY 10011			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	859,900	859,900	
				0 Light		RES LAND	1010	465,200	465,200	
<b>SUPPLEMENTAL DATA</b>						RESIDNTL	1010	104,000	104,000	
Alt Prcl ID		Scnd Home LEASED		Cyclical 5						
Tax Class T		Tot Fin Area 3681		District W						
Total Acres .738		Chapter Lan		Res Exem						
GIS ID F_873338_2849998		Assoc Pid#								
						Total	1,429,100	1,429,100		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
JENKINS BONNIE	53507	86	09-25-2020	Q	I	880,000	00	Year	Code	Assessed	Year	Code	Assessed
RAGAN MARISSA	49854	0042	05-30-2018	Q	I	790,000	00	2023	1010	680,000	2022	1010	613,900
FINOCCHIARO EDWARD S & SARA	38140	0202	01-15-2010	U	I	1	1F		1010	455,000		1010	385,900
FINOCCHIARO EDWARD S	13811	0189	09-05-1995	U	I	1	1F					1090	540,300
												1090	349,800
													4,800
						Total	1,135,000	Total	999,800	Total	894,900		

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

NOTES	
2 ROOMS INCLUDE KITCHENETTE AND BATH	

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	859,900
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	104,000
Appraised Land Value (Bldg)	465,200
Special Land Value	0
Total Appraised Parcel Value	1,429,100
Valuation Method	C
Total Appraised Parcel Value	1,429,100

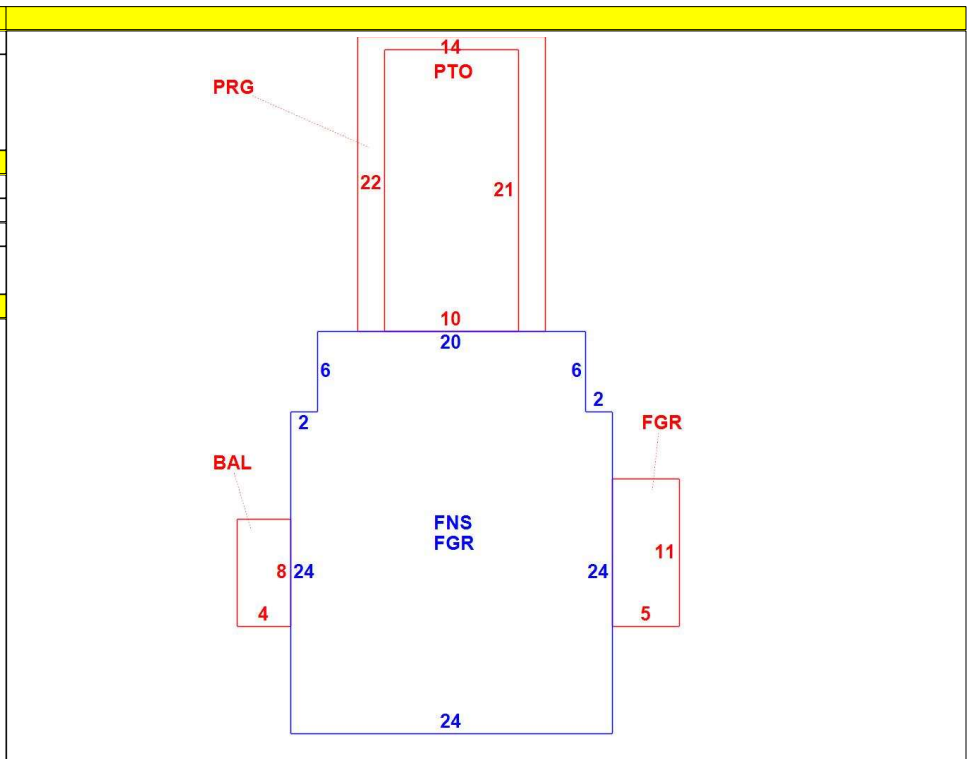
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result

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	
2	1010	Single Family			0.000	AC	0.00	1.00000	0	1.00	0070	1.389		0.0000	0.00	0
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.74	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	0	
Model	01	Residential	Bsmt Type	01	
Grade	06	Good	Unfin Area	0.00	Slab
Stories	1				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	05	Hot Water			
AC Type	01	None			
Bedrooms	1				
Full Baths	1				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	2				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	0				

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

COST / MARKET VALUATION			
Net Other Adj			260,330
Replace Cost			7,250
Year Built			267,580
Effective Year Built			1988
Depreciation Code			2003
Remodel Rating			G
Year Remodeled			
Depreciation %		18	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		82	
Cns Sect Rcnld			219,400
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAL	Balcony	0	32	3	25.13	804
FGR	Garage	0	751	300	107.10	80,432
FNS	Finished 90% Story	626	696	626	241.14	167,834
PRG	Pergola	0	308	31	26.98	8,311
PTO	Patio	0	210	11	14.04	2,949
Ttl Gross Liv / Lease Area		626	1,997	971		260,330

