

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA <b>VISION</b>						
GANDT STEVEN M GANDT SUSAN A 265 WEST ST DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description		Code	Appraised	Assessed								
		0	No Sewer	0	Paved	0	Average	RESIDENTL		1010	402,000	402,000								
					0	Medium			RES LAND		1010	525,100	525,100							
SUPPLEMENTAL DATA																				
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2264 Total Acres 1.718 Chapter Lan GIS ID F_871784_2845449						Cyclical 5 Exemption W District Res Exem Assoc Pid#														
										Total	927,100	927,100								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
GANDT STEVEN M				33127 0322		08-01-2006		Q I		500,000 00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
												2023	1010 1010	305,200 513,000	2022	1010 1010 1010	279,100 432,900 1,600	2021	1010 1010 1010	252,300 270,000 1,600
										Total	818,200	Total	713,600	Total	523,900					
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																				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments				Date	Id	Type	Is	Cd	Purpose/Result			
2017-207	06-26-2017	RM	Remodel	6,000		100		REMODEL EXISTING 2ND FLR				02-09-2022	SJT	0		00	Measure & Listed			
2013-143	08-12-2013	MN	Maintenance	16,480		100		REPLACE TRIM & ROOF				08-30-2018	JLF	5		30	Quality Control			
											04-12-2013	VGS			20	Field Review				
											11-27-2007	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	PD	Primary	40,000 SF	8.75	1.00000	5	1.00	0070	1.389			1.0000		12.16	486,200			
1	1010	Single Family	PD	Residual	0.800 AC	35,000.00	1.00000	5	1.00	0070	1.389			1.0000		1.12	38,900			
Total Card Land Units					1.72 AC	Parcel Total Land Area					1.72	Total Land Value					525,100			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1244	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2	11	Clapboard			B
Roof Structure	03	Gable			S
Roof Cover	03	Asphalt	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2					
Heat Fuel	02	Oil	Net Other Adj		486,646
Heat Type	05	Hot Water	Replace Cost		22,230
AC Type	01	None	Year Built		508,876
Bedrooms	4		Effective Year Built		1979
Full Baths	2		Depreciation Code		2000
Half Baths	1		Remodel Rating		G
Extra Fixtures	0		Year Remodeled		
Total Rooms	8		Depreciation %		21
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	1		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		79
Sq Ft Fin Bsmt	0		Cns Sect Rcnld		402,000
FBM Quality			Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage	2		Misc Imp Ovr		
Bsmt Area	1244		Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

<b>DCK</b>	<b>12</b>	<b>FUS</b>	<b>34</b>	<b>2</b>
<b>18</b>	<b>20</b>	<b>FUS</b>	<b>BAS</b>	<b>BSM</b>
<b>BAS</b>	<b>18</b>	<b>34</b>	<b>34</b>	<b>2</b>
<b>BSM</b>	<b>26</b>	<b>FUS</b>	<b>34</b>	<b>2</b>

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	
BAS	First Floor	1,244	1,244	1,244	191.97	238,812	
BSM	Basement	0	1,244	249	38.43	47,801	
DCK	Deck	0	216	22	19.55	4,223	
FUS	Finished Upper Story	1,020	1,020	1,020	191.97	195,810	
Ttl Gross Liv / Lease Area		2,264	3,724	2,535		486,646	

