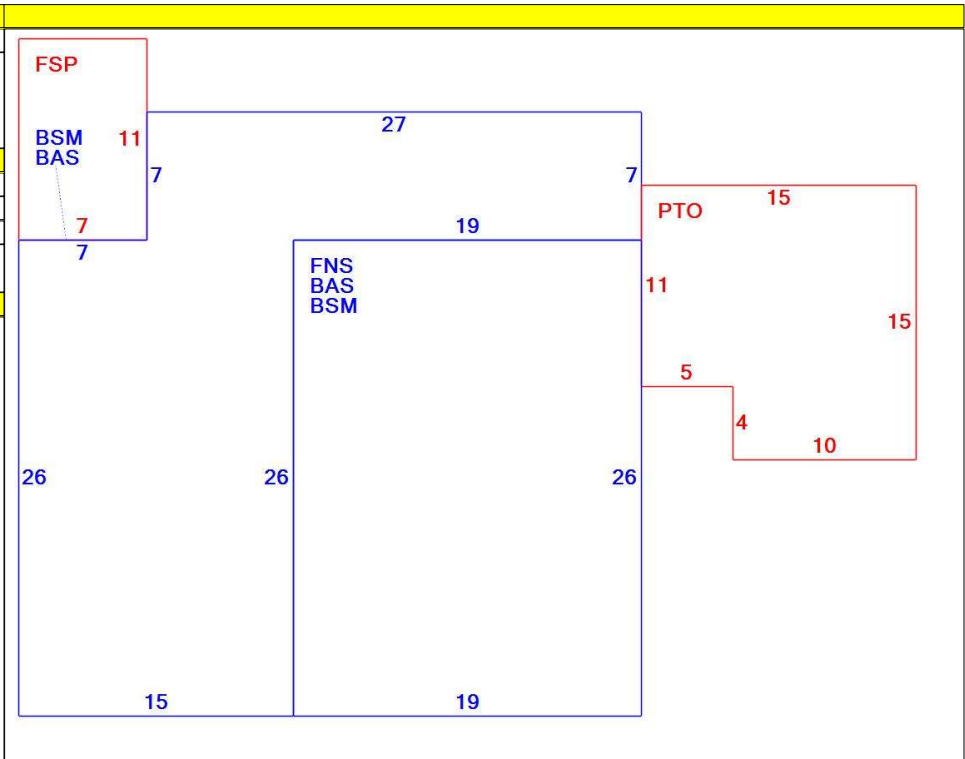


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>						
LANGLOIS ROY J LANGLOIS CLAIRE A 19 CHURCH ST  DUXBURY MA 02332			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed							
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	203,000	203,000							
		<b>SUPPLEMENTAL DATA</b>			0 Medium		RES LAND	1010	314,000					314,000		
		Alt Prcl ID	Cyclical 5			RESIDNTL	1010	19,200	19,200							
		Scnd Home	Exemption			Total		536,200	536,200							
		Tax Class T	W													
		Tot Fin Area 1517	District													
		Total Acres .507	Res Exem													
		Chapter Lan	Assoc Pid#													
		GIS ID F_875483_2847557														
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
LANGLOIS ROY J		7157 0321	09-30-1986	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed			
								2023	1010	155,600	2022	1010	128,000			
									1010	326,200		1010	272,900			
									1010	14,800		1010	14,800			
								Total		496,600	Total		415,700			
								Total			Total		364,800			
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									
0050																
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		
35	08-18-2005	MN	Maintenance	2,000		100		3 REPLC WINDOWS	09-29-2020	SJT	10		20	Field Review		
									04-12-2013	VGS			20	Field Review		
									03-04-2013	AO	6	6	30	Quality Control		
									01-23-2008	BSB			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	22,067 SF	14.23	1.00000	5	1.00	0050	1.000	BUILT ON A BACK LOT		1.0000	14.23	314,000
Total Card Land Units					0.51	AC	Parcel Total Land Area					0.51	Total Land Value			314,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	494	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1.9				
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	3				
Full Baths	1				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	8				
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	03	Stone			
Bsmt Garage	0				
Bsmt Area	494				

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

COST / MARKET VALUATION			
Net Other Adj			294,658
Replace Cost			8,300
Year Built			302,958
Effective Year Built			1900
Depreciation Code			1988
Remodel Rating			A
Year Remodeled			
Depreciation %			33
Functional Obsol			
External Obsol			
Trend Factor			1.000
Condition			
Condition %			
Percent Good			67
Cns Sect Rcnld			203,000
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
FGR1	Garage - 1 Sto	L	528	52.00	1980	A	70	C	1.00	19,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,073	1,073	1,073	167.61	179,846
BSM	Basement	0	1,073	215	33.58	36,036
FNS	Finished 90% Story	445	494	445	150.98	74,586
FSP	Screened Porch	0	77	15	32.65	2,514
PTO	Patio	0	205	10	8.18	1,676
Ttl Gross Liv / Lease Area		1,518	2,922	1,758		294,658

