

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>						
MOYLAN THOMAS E MOYLAN REGINA A 225 LINCOLN ST #D2			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed			RESIDNTL 1020 448,900 448,900 RESIDNTL 1020 8,800 8,800				
			0 No Sewer	0 Paved	0 Average	Total		457,700	457,700							
DUXBURY MA 02332		SUPPLEMENTAL DATA														
		Alt Prcl ID 082/130.0-0205-0000.	Cyclical Exemption W		5											
		Scnd Hom	District Res Exem													
		Tax Class T	Assoc Pid#													
		Tot Fin Are 1496														
		Total Acres														
		Chapter La														
		GIS ID F_867666_2844733														
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MOYLAN THOMAS E		55679 147	09-17-2021	Q	I	510,000	00	Year	Code	Assessed	Year	Code	Assessed			
MORRISON NANCY S		51553 283	08-26-2019	Q	I	380,000	00	2023	1020	421,500	2022	1020	348,900			
HOU MIN		47854 0077	12-09-2016	Q	I	295,000	00		1020	6,800		1020	6,800			
DOREY ANN S		10889 0221	04-09-1992	U	I	135,000	1	Total		428,300	Total		355,700			
								Total		355,700	Total		355,700			
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								
0001																
NOTES																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result		
42	04-09-2012	MN	Maintenance	2,900		100		REPLACE 4 WINDOWS	05-26-2022	SJD	9	1	00	Measure & Listed		
190	05-09-2003	MN	Maintenance	1,900		100		REPL DECKING/RAILING	05-07-2020	SJD	9		20	Field Review		
									06-07-2017	SJD	9		01	Measure - No Entry		
									07-09-2013	SJD	3		30	Quality Control		
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	1020	Condo			0.000 AC	0.00	1.00000	0	1.00	0000	1.000		0.0000	0	0	
Total Card Land Units					0.00 AC	Parcel Total Land Area					0.00	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium	AMENITY 1	4	WO Bsmt
Model	05	Res Condo	Amenity 2	2	Deck
Grade	06	Good	Amenity 3		
Stories	2				
Occupancy			<b>CONDO DATA</b>		
Interior Wall 1	05	Drywall	Parcel Id	8018	C   8018   Owne
Interior Wall 2			South Scape   B   1   S   1		
Interior Floor 1	12	Hardwood	Adjust Type	Code	Description
Interior Floor 2			Condo Flr	B2TI	2 Bedroom TI
Heat Fuel	03	Gas	Condo Unit	1A	1A
Heat Type	04	Forced Air-Duc	<b>COST / MARKET VALUATION</b>		
AC Type	03	Central	536,290		
CNS Bedrooms	2		Net Other Adj	31,885	
Full Baths	2		Replace Cost	568,186	
Half Baths	1		Year Built	1981	
Extra Fixtures	0		Effective Year Built	2000	
Total Rooms	6		Depreciation Code	G	
Bath Style	02	Average	Remodel Rating		
Kitchen Style	02	Average	Year Remodeled		
Kitchen Type	3	One Person	Depreciation %	21	
Kitchen Func	2		Functional Obsol		
Parking Class	3	Deeded	External Obsol		
SF Basement	683		Trend Factor	1.000	
Bsmt Garage	0		Condition		
Fireplaces	1		Condition %		
Part Bedroom	0		Percent Good	79	
FBM Quality	05	Living Area	Cns Sect Rcnld	448,900	
SF Fin Bsmt	455		Dep % Ovr		
Extra Openings	1		Dep Ovr Comment		
Gas Fireplace	0		Misc Imp Ovr		
Parking			Misc Imp Ovr Comment		
AMENITY 1	4	WO Bsmt	Cost to Cure Ovr		
Amenity 2	2	Deck	Cost to Cure Ovr Comment		

FUS (717 sf)
BAS (708 sf)
BSM (683 sf)
WDK (120 sf)

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	242	52.00	1981	A	70	C	1.00	8,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	708	708	708	340.72	241,228
BSM	Basement	0	683	137	68.34	46,678
FUS	Finished Upper Story	717	717	717	340.72	244,295
WDK	Deck	0	120	12	34.07	4,089
Ttl Gross Liv / Lease Area		1,425	2,228	1,574		536,290

