

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA <b>VISION</b>						
PATTERSON NANCY  225 LINCOLN ST #H04  DUXBURY MA 02332			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed			RESIDNTL 1020 188,300 188,300 RESIDNTL 1020 8,800 8,800				
			0 No Sewer	0 Paved	0 Average	Total 197,100 197,100										
<b>SUPPLEMENTAL DATA</b>																
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 1354																
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)								
PATTERSON NANCY		51149 218	05-24-2019	U	I	149,000	1	Year	Code	Assessed	Year	Code	Assessed			
JOYAL ASHLEY E		39485 0260	12-30-2010	U	I	205,000	1	2023	1020	152,700	2022	1020	150,300			
MEALEY ANNE B		17147 0316	02-12-1999	U	I	100	1F		1020	6,800	2021	1020	142,200			
								Total		159,500	Total		157,100			
								Total		149,000	Total		149,000			
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
									<b>APPRAISED VALUE SUMMARY</b>							
Total			0.00						Appraised Bldg. Value (Card) 188,300							
									Appraised Xf (B) Value (Bldg) 0							
									Appraised Ob (B) Value (Bldg) 8,800							
									Appraised Land Value (Bldg) 0							
									Special Land Value 0							
									Total Appraised Parcel Value 197,100							
									Valuation Method O							
									Total Appraised Parcel Value 197,100							
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		
282	07-05-2002	MN	Maintenance	1,500		100		REPL DECK & RAILING	05-07-2020	SJD	9		20	Field Review		
									06-29-2015	JLF	7	1	00	Measure & Listed		
									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	102A	Condo - Affordabl			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		
Model	05	Res Condo	Amenity 2		
Grade	06	Good	Amenity 3		
Stories	1				
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	B1A1	1 Bedroom AI
Heat Fuel	03	Gas	Condo Unit	2A	2A
Heat Type	04	Forced Air-Duc			Factor%
AC Type	03	Central			96
CNS Bedrooms	1				100
Full Baths	1		<b>COST / MARKET VALUATION</b>		
Half Baths	1		Net Other Adj		427,693
Extra Fixtures	0		Replace Cost		7,700
Total Rooms	5		Year Built		435,408
Bath Style	02	Average	Effective Year Built		1984
Kitchen Style	02	Average	Depreciation Code		1994
Kitchen Type	3	One Person	Remodel Rating		A
Kitchen Func	1		Year Remodeled		27
Parking Class	3	Deeded	Depreciation %		
SF Basement	519		Functional Obsol		
Bsmt Garage	0		External Obsol		
Fireplaces	1		Trend Factor		1.000
Part Bedroom	0		Condition		
FBM Quality			Condition %		
SF Fin Bsmt	0		Percent Good		73
Extra Openings	0		Cns Sect Rcnld		317,800
Gas Fireplace	0		Dep % Ovr		
Parking			Dep Ovr Comment		
AMENITY 1			Misc Imp Ovr		
Amenity 2			Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

FUS  
(1,252 sf)

BSM  
(519 sf)

BAL  
(80 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	1984	A	70	C	1.00	8,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAL	Balcony	0	80	8	31.36	2,508
BSM	Basement	0	519	104	62.83	32,610
FUS	Finished Upper Story	1,252	1,252	1,252	313.56	392,575
Ttl Gross Liv / Lease Area		1,252	1,851	1,364		427,693



225 #H04 LINCOLN ST

