

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA <b>VISION</b>						
KENNEDY SUSAN L  225 LINCOLN ST #J08  DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code			Appraised	Assessed			
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1020			369,100	369,100			
				0	Medium			RESIDNTL	1020	8,800	8,800					
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 1270																
Total Acres																
Chapter La																
GIS ID F_867666_2844733																
								Total		377,900	377,900					
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
KENNEDY SUSAN L TT			58131 178	07-27-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed		
KENNEDY SUSAN L			50071 0242	07-20-2018	Q	I	299,900	00	2023	1020	358,800	2022	1020	293,400		
MCCARTHY ROBERT E TT			15533 0205	10-02-1997	U	I	100	1F		1020	6,800	2021	1020	290,500		
								Total		365,600	Total	300,200	Total	297,300		
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		
228	05-13-2003	MN	Maintenance	1,900		100		REPL DECKING/RAILING	12-10-2018	SJD	9	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	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	2	Deck
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   Own
Interior Wall 2			South Scape   B 1   S 1		
Interior Floor 1	12	Hardwood	Adjust Type	Code	Description   Factor%
Interior Floor 2			Condo Flr	B2AI	2 Bedroom AI   102
Heat Fuel	03	Gas	Condo Unit	2A	2A   100
Heat Type	04	Forced Air-Duc	<b>COST / MARKET VALUATION</b>		
AC Type	03	Central			459,528
CNS Bedrooms	2		Net Other Adj		7,700
Full Baths	1		Replace Cost		467,235
Half Baths	1		Year Built		1984
Extra Fixtures	0		Effective Year Built		2000
Total Rooms	5		Depreciation Code		G
Bath Style	02	Average	Remodel Rating		
Kitchen Style	02	Average	Year Remodeled		
Kitchen Type	4	Full Eat-In	Depreciation %		21
Kitchen Func	3		Functional Obsol		
Parking Class	3	Deeded	External Obsol		
SF Basement	531		Trend Factor		1.000
Bsmt Garage	0		Condition		
Fireplaces	1		Condition %		79
Part Bedroom	0		Percent Good		
FBM Quality			Cns Sect Rcnld		369,100
SF Fin Bsmt	0		Dep % Ovr		
Extra Openings	0		Dep Ovr Comment		
Gas Fireplace	0		Misc Imp Ovr		
Parking			Misc Imp Ovr Comment		
AMENITY 1	2	Deck	Cost to Cure Ovr		
Amenity 2			Cost to Cure Ovr Comment		

FUS (1,275 sf)
BSM (531 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	33.08	2,647
BSM	Basement	0	531	106	66.04	35,068
FUS	Finished Upper Story	1,275	1,275	1,275	330.83	421,813
Ttl Gross Liv / Lease Area		1,275	1,886	1,389		459,528

