

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
DOHERTY NEAL E & DOHERTY GER		0	Water	0	Cul-De-Sac	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
DOHERTY FAMILY LIVING TRUST		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	581,600	581,600	
8 PHEASANT HILL LN				0	Light			RES LAND	1010	534,000	534,000	
DUXBURY MA 02332		SUPPLEMENTAL DATA						RESIDNTL	1010	2,100	2,100	
Alt Prcl ID		Cyclical		5								
Scnd Home		Exemption										
Tax Class T		W										
Tot Fin Area 2532		District										
Total Acres 1.568		Res Exem										
Chapter Lan												
GIS ID F_869231_2845813		Assoc Pid#										
									Total	1,117,700	1,117,700	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DOHERTY NEAL E & DOHERTY GERALD		LCC	128863	07-23-2019	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed		
DOHERTY NEAL E &		LCC71	0	08-15-1985	Q	I	232,500	00	2023	1010	445,000	2022	1010	408,100		
										1010	635,100	2021	1010	368,700		
										1010	1,400		1010	408,000		
													1010	1,400		
									Total		1,081,500	Total		899,200	Total	778,100

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			Batch

NOTES	
FHS AREA IS LOFT W/ACCESS FROM BEDROOM	

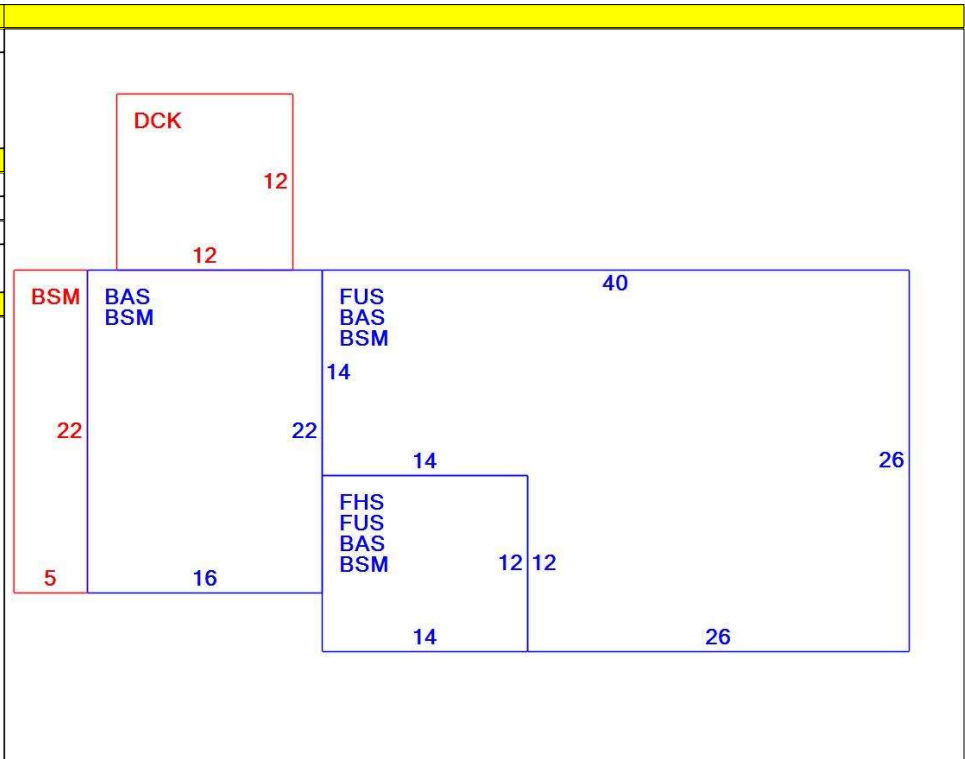
BUILDING PERMIT RECORD							VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-22-21	09-26-2022	MN	Maintenance	14,219		100		New Roof Installed	09-12-2017	SJD			20	Field Review
2013-13	07-01-2013	BP	Bldg Permit	3,500	06-17-2014	100		CONSTRUCT 10X12 UTILITY B	06-17-2014	JLF	10	1	07	Measure - Info @ Door
									04-12-2013	VGS			20	Field Review
									04-18-2000	KP		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	RC	Primary	40,000	SF 8.75	1.00000	5	1.00	0080	1.503		TP95	0.9500	12.50	499,800
1	1010	Single Family	RC	Residual	0.650	AC 35,000.00	1.00000	5	1.00	0080	1.503			1.0000	1.21	34,200
Total Card Land Units					1.57	AC	Parcel Total Land Area					1.57	Total Land Value			534,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1502	
Model	01	Residential	Bsmt Type	03	
Grade	07	Very Good	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	498				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1502				

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

COST / MARKET VALUATION	
Net Other Adj	661,994
Replace Cost	47,280
Year Built	1985
Effective Year Built	2003
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	18
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	82
Cns Sect Rcnld	581,600
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
SHD1	Shed	L	120	21.00	2013	G	85	C	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,392	1,392	1,392	233.92	325,617
BSM	Basement	0	1,502	300	46.72	70,176
DCK	Deck	0	144	14	22.74	3,275
FHS	Finished Half Story	84	168	84	116.96	19,649
FUS	Finished Upper Story	1,040	1,040	1,040	233.92	243,277
Ttl Gross Liv / Lease Area		2,516	4,246	2,830		661,994

