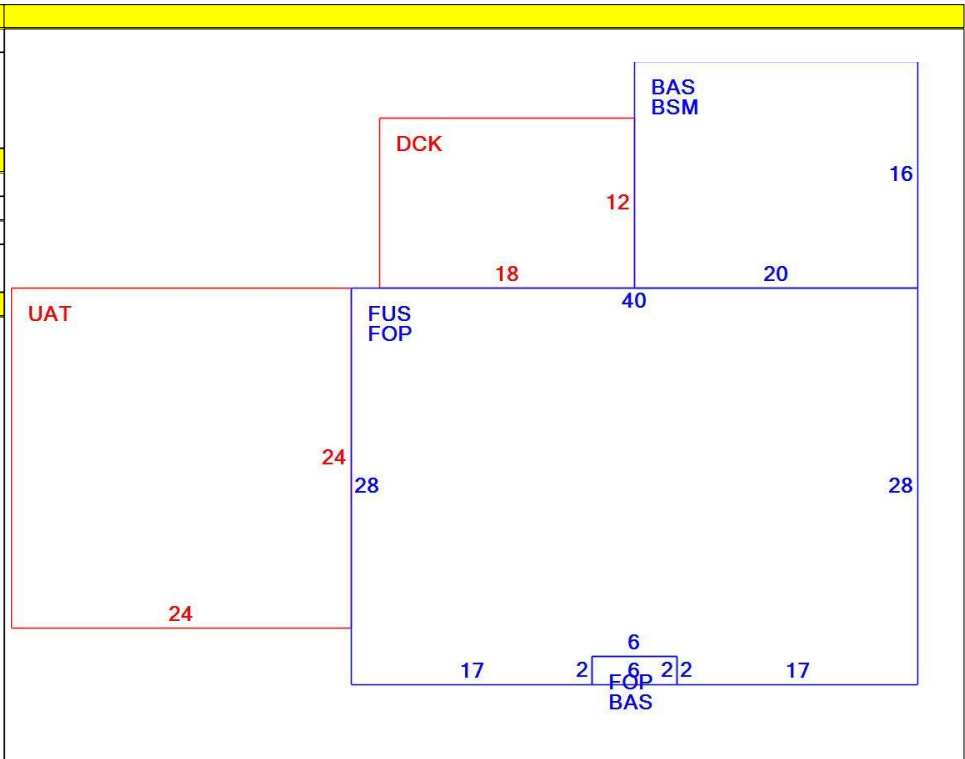


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION							
WIENERS WILLIAM P & RUPERT-WEI WIENERS FAMILY TRUST 2 PHEASANT HILL LN DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	Description	Code			Appraised	Assessed				
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010			383,900	383,900				
		SUPPLEMENTAL DATA		0	Light	0	Average	RES LAND	1010			541,900	541,900				
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3102 Total Acres 1.218 Chapter Lan GIS ID F_869694_2846128		Cyclical 5 Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	59,400	59,400								
						Total		985,200	985,200								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
WIENERS WILLIAM P & RUPERT-WEINE WIENERS WILLIAM P		LCC 134729	11-09-2022	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed				
		LCC 115963	04-29-2011	Q	I	650,000	00	2023	1010	295,500	2022	1010	270,500	2021	1010	244,900	
										1010	644,500			1010	496,900	1010	414,100
										1010	38,400			1010	38,400	1010	26,900
		Total						Total		978,400	Total		805,800	Total		685,900	
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											
0080																	
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			
2013-0099	05-15-2013	NC	New Construct	45,000	08-07-2014	100		16X36 HEATED IN-GRD GUNIT	09-12-2017	SJD			20	Field Review			
									08-07-2014	JLF	5		01	Measure - No Entry			
									04-12-2013	VGS			20	Field Review			
									02-03-2011	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		1.0002	13.15	526,100		
1	1010	Single Family	RC	Residual	0.300	AC 35,000.00	1.00000	5	1.00	0080	1.503		1.0000	1.21	15,800		
Total Card Land Units					1.22	AC	Parcel Total Land Area					1.22	Total Land Value		541,900		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1428	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	288.00	Full
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	01	None			
Bedrooms	6				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1428				

CONDO DATA			
Parcel Id	C	Owne	
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
			418,768
Net Other Adj			22,475
Replace Cost			441,242
Year Built			1984
Effective Year Built			2008
Depreciation Code			E
Remodel Rating			
Year Remodeled			
Depreciation %			13
Functional Obsol			
External Obsol			
Trend Factor			1.000
Condition			
Condition %			
Percent Good			87
Cns Sect Rcnld			383,900
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
SPL2	Ing Pool-Good	L	576	89.00	2013	G	85	C	1.00	43,600
GNR	GENERATOR	L	1	12400.00	2021	G	85	B	1.50	15,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	332	332	332	235.26	78,107
BSM	Basement	0	320	64	47.05	15,057
DCK	Deck	0	216	22	23.96	5,176
FOP	Open Porch	0	1,120	168	35.29	39,524
FUS	Finished Upper Story	1,108	1,108	1,108	235.26	260,671
UAT	Unfinished Attic	0	576	86	35.13	20,233
Ttl Gross Liv / Lease Area		1,440	3,672	1,780		418,768

