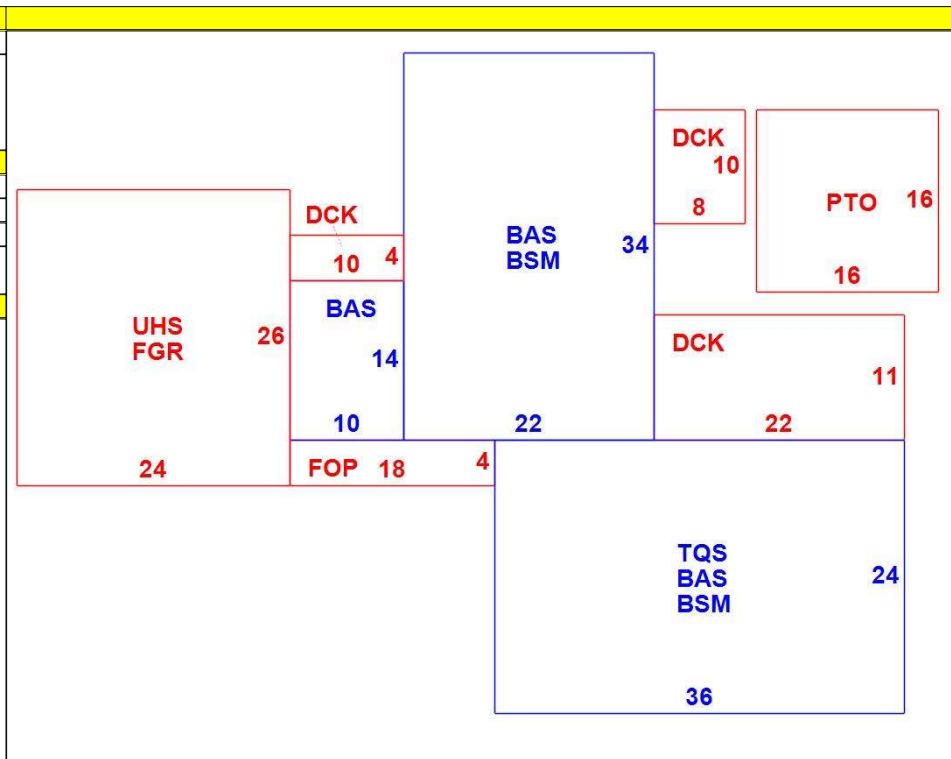


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA			
MORSE BRIAN JOHN				0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed			VISION	
MORSE LARA ELIZABETH				0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	721,200	721,200	VISION			
4 SIMMONS DR						0	Medium			RES LAND	1010	473,900	473,900			VISION	
DUXBURY MA 02332														VISION			
Alt Prcl ID						Cyclical 5										VISION	
Scnd Home						Exemption								VISION			
Tax Class T						W										VISION	
Tot Fin Area 2400						District								VISION			
Total Acres 1.014						Res Exem										VISION	
Chapter Lan														VISION			
GIS ID F_873052_2847354						Assoc Pid#										VISION	
										Total		1,195,100	1,195,100	VISION			
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
MORSE BRIAN JOHN		53462	46	09-18-2020		Q	I	750,000		00	Year	Code	Assessed	Year	Code	Assessed	
WEISSLINGER GRETCHEN C		37749	0350	09-25-2009		U	I	1		1F	2023	1010	545,200	2022	1010	459,300	
WEISSLINGER GRETCHEN C		36996	0241	03-30-2009		U	I	1		1F		1010	508,600		1010	323,200	
WEISSLINGER GRETCHEN C		32439	0349	03-30-2006		U	I	1		1F							
WEISSLINGER GRETCHEN C		25359	0310	06-05-2003		U	I	100		1F							
		Total									Total	1,053,800	Total	782,500	Total	768,200	
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										APPRAISED VALUE SUMMARY							
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)			721,200				
0060										Appraised Xf (B) Value (Bldg)			0				
										Appraised Ob (B) Value (Bldg)			0				
										Appraised Land Value (Bldg)			473,900				
										Special Land Value			0				
										Total Appraised Parcel Value			1,195,100				
										Valuation Method			C				
										Total Appraised Parcel Value			1,195,100				
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		
QPO-22-17	08-16-2022	MN	Maintenance	21,800		100	08-16-2022	4 DOORS		04-26-2021	SJD	9	1	12	Property Est. - No Access		
QPO-20-13	08-17-2021	MN	Maintenance	6,250		100	08-17-2021	Weatherization & air sealing.		09-29-2020	SJT	10		20	Field Review		
QPO-21-12	06-04-2021	MN	Maintenance	6,250		100	06-04-2021	Weatherization/air sealing.		04-12-2013	VGS			20	Field Review		
QPO-21-45	03-17-2021	MN	Maintenance	6,250		100		Insulation & Weatherization		01-26-2008	BSB		1	00	Measure & Listed		
36	02-04-2002	MN	Maintenance	19,800		100		RESHINGLE ROOF									
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	R1	Primary	40,000	SF 8.75	1.00000	5	1.00	0060	1.341			1.0000	11.74	469,400	
1	1010	Single Family	PD	Residual	0.096	AC 35,000.00	1.00000	5	1.00	0060	1.341			1.0000	1.08	4,500	
Total Card Land Units					1.01	AC	Parcel Total Land Area			1.01			Total Land Value		473,900		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1612	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	1.85				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	864				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1612				

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

COST / MARKET VALUATION				
Net Other Adj			783,023	
Replace Cost			65,440	
Year Built			1986	
Effective Year Built			2006	
Depreciation Code			VG	
Remodel Rating				
Year Remodeled				
Depreciation %			15	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			85	
Cns Sect Rcnld			721,200	
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,752	1,752	1,752	245.62	430,319	
BSM	Basement	0	1,612	322	49.06	79,088	
DCK	Deck	0	362	36	24.43	8,842	
FGR	Garage	0	624	250	98.40	61,404	
FOP	Open Porch	0	72	11	37.52	2,702	
PTO	Patio	0	256	13	12.47	3,193	
TQS	Three Quarter Story	648	864	648	184.21	159,159	
UHS	Unfinished Half Story	0	624	156	61.40	38,316	
Ttl Gross Liv / Lease Area		2,400	6,166	3,188		783,023	

