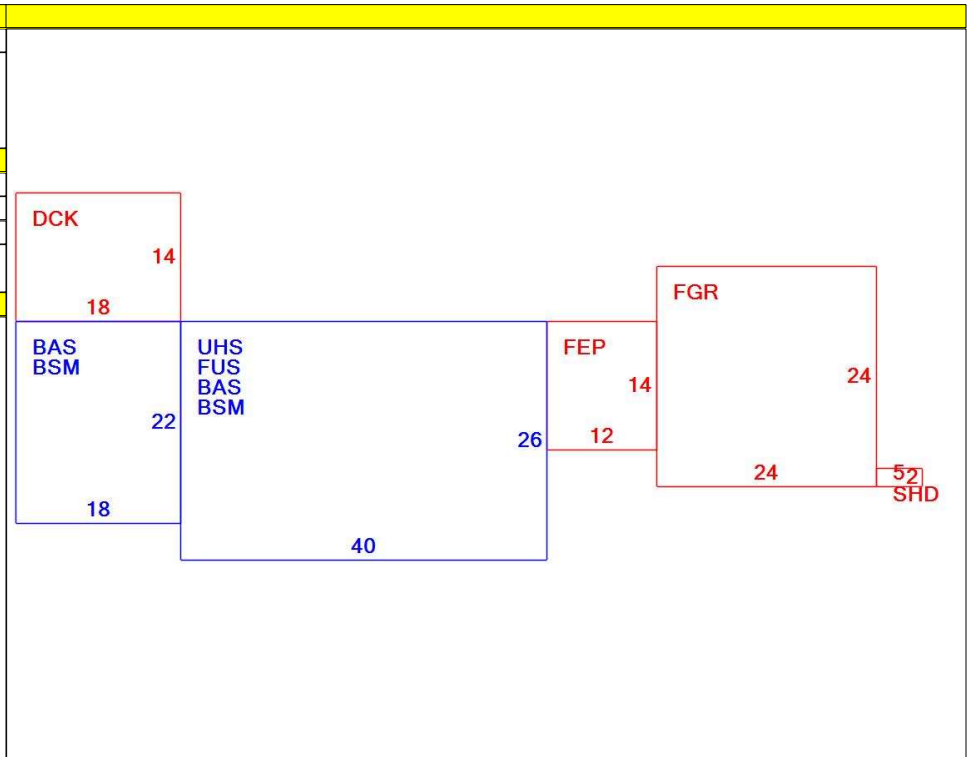


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA				
KENT ROBERT 23 SIMMONS DR DUXBURY MA 02332		0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed		748,200 748,200 458,500 458,500					
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	748,200	748,200							
							Medium	RES LAND	1010	458,500	458,500		VISION					
		SUPPLEMENTAL DATA						Total		1,206,700	1,206,700							
		Alt Prcl ID		Cyclical		5												
		Scnd Home		Exemption														
		Tax Class T		W														
		Tot Fin Area 2476		District														
		Total Acres .83		Res Exem														
		Chapter Lan																
		GIS ID F_873753_2847326		Assoc Pid#														
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
KENT ROBERT		50310	0309	09-20-2018		U	I	10		1	Year	Code	Assessed	Year	Code	Assessed		
KENT ROBERT L		7202	0089	10-17-1986		Q	I	340,000		00	2023	1010	566,200	2022	1010	517,000		
											1010	492,600	2021	1010	315,200			
		Total									1,058,800		Total		832,200	Total		748,900
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description		Amount		Code	Description	Number	Amount	Comm Int		APPRAISED VALUE SUMMARY						
												Appraised Bldg. Value (Card)					748,200	
												Appraised Xf (B) Value (Bldg)					0	
												Appraised Ob (B) Value (Bldg)					0	
												Appraised Land Value (Bldg)					458,500	
												Special Land Value					0	
												Total Appraised Parcel Value					1,206,700	
												Valuation Method					C	
												Total Appraised Parcel Value					1,206,700	
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-22-34	03-01-2022	MN	Maintenance	4,000		100	03-01-2022	WEATHERIZATION/AIR SEALIN		11-20-2018	JLF	3		30	Quality Control			
										04-12-2013	VGS			20	Field Review			
										01-26-2008	BSB			01	Measure - No Entry			
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	36,155 SF	9.46	1.00000	5	1.00	0060	1.341			1.0000	12.68	458,500		
Total Card Land Units					0.83	AC	Parcel Total Land Area				0.83	Total Land Value				458,500		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1436	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	520.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		821,731
Interior Floor 2			Replace Cost		28,525
Heat Fuel	02	Oil	Year Built		1986
Heat Type	05	Hot Water	Effective Year Built		2009
AC Type	01	None	Depreciation Code		E
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		12
Extra Fixtures	1		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		88
Extra Openings	0		Cns Sect Rcnld		748,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1436		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	1,436	1,436	1,436	242.90	348,804
BSM	Basement	0	1,436	287	48.55	69,712
DCK	Deck	0	252	25	24.10	6,073
FEP	Finished Enclosed Porch	0	168	101	146.03	24,533
FGR	Garage	0	576	230	96.99	55,867
FUS	Finished Upper Story	1,040	1,040	1,040	242.90	252,616
SHD	Attached Shed	0	10	4	97.16	972
UHS	Unfinished Half Story	0	1,040	260	60.73	63,154
Ttl Gross Liv / Lease Area		2,476	5,958	3,383		821,731



23 SIMMONS DR

