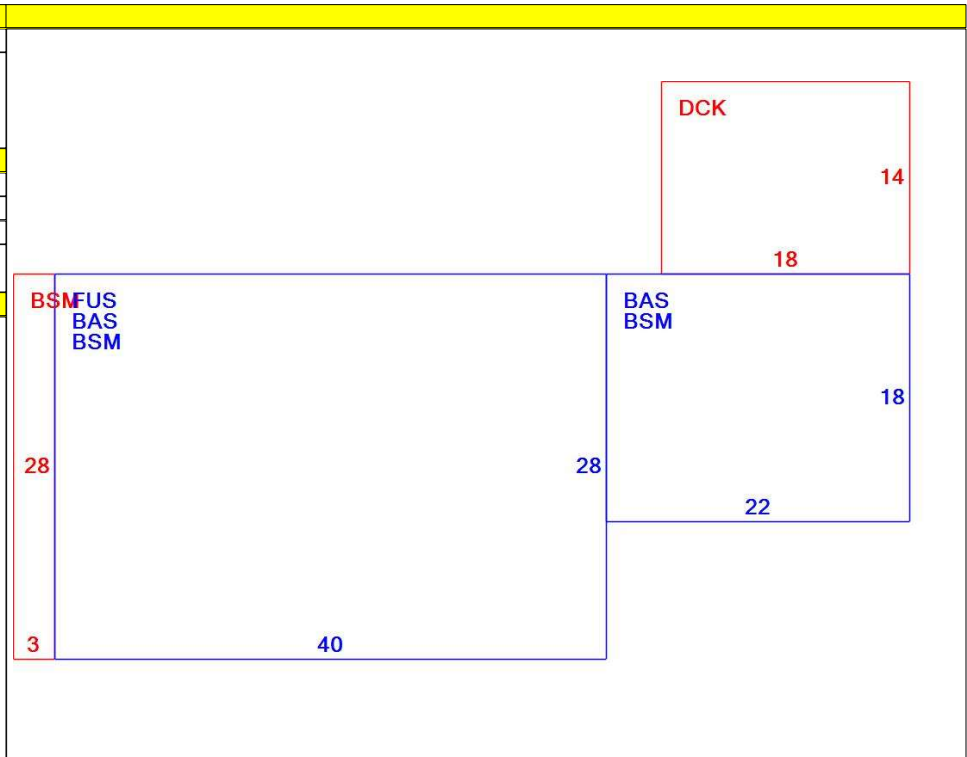


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA									
DUDLEY DONALD C JR DUDLEY EMILY H 56 SIMMONS DR				0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed										
				0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	589,500	589,500	VISION									
							Medium			RES LAND	1010	449,300	449,300										
SUPPLEMENTAL DATA																							
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2636 Total Acres .74 Chapter Lan				Cyclical 5 Exemption W District Res Exem																	
		GIS ID F_874604_2847750				Assoc Pid#				Total		1,038,800		1,038,800									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
DUDLEY DONALD C JR				33250	0002	08-25-2006		Q	I	640,000		00	Year	Code	Assessed	Year	Code	Assessed					
MCGUIRE KEVIN G				12740	0284	03-18-1994		Q	I	322,500		00	2023	1010	471,400	2022	1010	441,000					
LAWLESS JOAN R				9569	0227	08-18-1986		U	I	295,000		1A		1010	482,700		1010	308,400					
				Total								Total		954,100		Total		749,400		Total		704,400	
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						APPRAISED VALUE SUMMARY											
ASSESSING NEIGHBORHOOD				Nbhd				Nbhd Name				B				Tracing				Batch			
				0060																			
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						
QPO-20-18	12-16-2020	MN	Maintenance	3,761		100		Remove & Replace entry door w				09-28-2020	SJT	10		20	Field Review						
QP-19-191	08-16-2019	MN		1,874		100	09-26-2019	Door Replacement				04-12-2013	VGS			20	Field Review						
2014-219	10-23-2014	MN	Maintenance	21,800		100		STRIP & REROOF 20 SQUARE				12-27-2007	BSB		1	00	Measure & Listed						
15027	07-13-1998	MN	Maintenance	8,000		100		STRIP AND REROOF															
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	32,203	SF	10.40	1.00000	5	1.00	0060	1.341			1.0000		13.95	449,300					
Total Card Land Units					0.74	AC	Parcel Total Land Area					0.74	Total Land Value					449,300					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	1600	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	07	Gambrel	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		673,419
Interior Floor 2			Replace Cost		45,440
Heat Fuel	02	Oil	Year Built		718,860
Heat Type	05	Hot Water	Effective Year Built		1986
AC Type	01	None	Depreciation Code		2003
Bedrooms	4		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		18
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		82
Extra Openings	0		Cns Sect Rcnld		589,500
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	420		Dep Ovr Comment		
FBM Quality	04	Above Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1600		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	1,516	1,516	1,516	225.90	342,470	
BSM	Basement	0	1,600	320	45.18	72,289	
DCK	Deck	0	252	25	22.41	5,648	
FUS	Finished Upper Story	1,120	1,120	1,120	225.90	253,012	
Ttl Gross Liv / Lease Area		2,636	4,488	2,981		673,419	

