

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>		
RITCH ROCKS HEATHER A ROCKS JOSEPH GARY 8 HOUNDS DITCH LN		0	Water	0	Subdivision	0	Average	Description	Code		Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010		655,800	655,800
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	543,900	543,900			
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3473 Total Acres 1.256 Chapter Lan GIS ID F_876172_2841737		Cyclical 5 Exemption W District Res Exem Assoc Pid#		Total		1,199,700	1,199,700			

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RITCH ROCKS HEATHER A JORDAN GREGG R		56375 344	01-28-2022	Q	I	1,250,000	00	Year	Code	Assessed	Year	Code	Assessed
		4863 0465	08-15-1980	U	I	52,500	1	2023	1010	651,200	2022	1010	577,200
								2021	1010	498,800	2021	1010	537,800
								2021	1010	415,700	Total		953,500
								Total	1,298,100	Total	1,076,000	Total	953,500

EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	<b>APPRAISED VALUE SUMMARY</b>				
Total			0.00					Appraised Bldg. Value (Card)				655,800	
								Appraised Xf (B) Value (Bldg)				0	
								Appraised Ob (B) Value (Bldg)				0	
								Appraised Land Value (Bldg)				543,900	
								Special Land Value				0	
								Total Appraised Parcel Value				1,199,700	
								Valuation Method				C	
								Total Appraised Parcel Value				1,199,700	

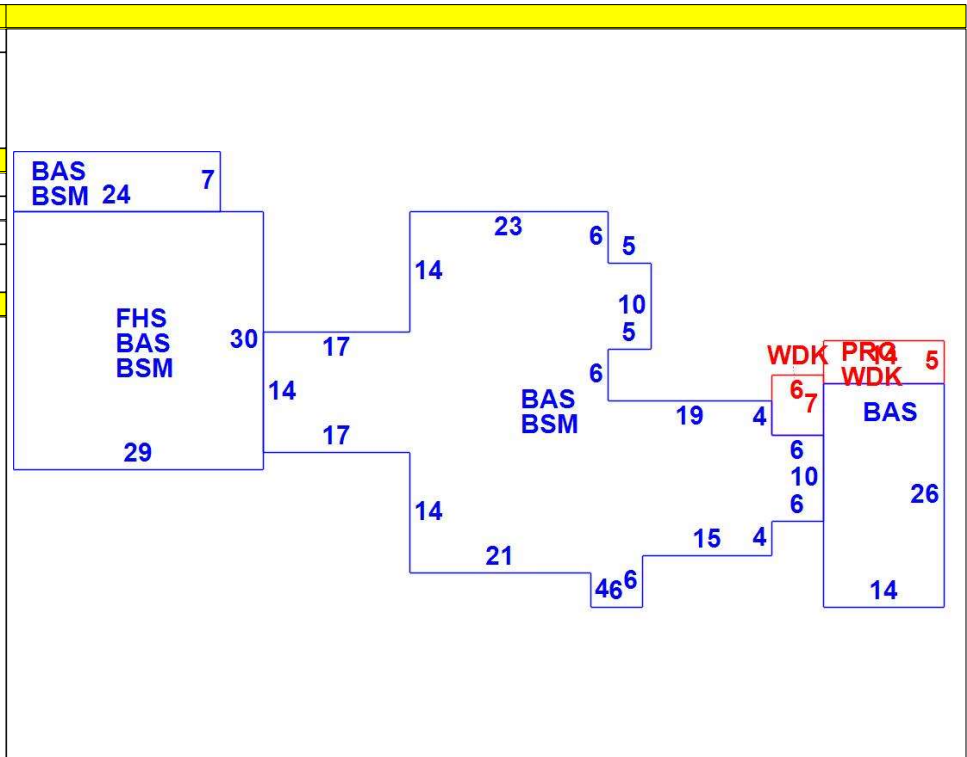
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
19990393	08-26-1999	NC	New Construct	25,000	08-28-2003	100		14X26/6X10 FB ADD		06-01-2022	SJD	9	1	07	Measure - Info @ Door
10831	05-18-1988	AD	Addition	77,500	01-01-1991	100		ENLARGE HSE.		09-10-2018	SJD			20	Field Review
										04-12-2013	VGS			20	Field Review
										10-10-2012	KP	6		30	Quality Control
										03-12-2008	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	RC	Primary	40,000	SF 8.75	1.00000	5	1.00	0080	1.503			13.15	526,100
1	1010	Single Family	RC	Residual	0.339	AC 35,000.00	1.00000	5	1.00	0080	1.503			1.21	17,800
Total Card Land Units					1.26	AC	Parcel Total Land Area					1.26	Total Land Value		543,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	2689	
Model	01	Residential	Bsmt Type	00	
Grade	07	Very Good	Unfin Area	0.00	N/A
Stories	1.5				
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					
Heat Fuel	02	Oil	Net Other Adj		829,177
Heat Type	05	Hot Water	Replace Cost		33,760
AC Type	03	Central	Year Built		862,937
Bedrooms	4		Effective Year Built		1641
Full Baths	2		Depreciation Code		1997
Half Baths	1		Remodel Rating		VG
Extra Fixtures	1		Year Remodeled		
Total Rooms	10		Depreciation %		24
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	2		Condition		
Extra Openings	2		Condition %		
Gas Fireplaces	0		Percent Good		76
Sq Ft Fin Bsmt	0		Cns Sect Rcnd		655,800
FBM Quality			Dep % Ovr		
Foundation	03	Stone	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	2689		Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

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

COST / MARKET VALUATION				
Net Other Adj				829,177
Replace Cost				33,760
Year Built				862,937
Effective Year Built				1641
Depreciation Code				1997
Remodel Rating				VG
Year Remodeled				
Depreciation %				24
Functional Obsol				
External Obsol				
Trend Factor				1.000
Condition				
Condition %				
Percent Good				76
Cns Sect Rcnd				655,800
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	3,090	3,090	3,090	202.83	626,751
BSM	Basement	0	2,726	545	40.55	110,543
FHS	Finished Half Story	435	870	435	101.42	88,232
PRG	Pergola	0	70	7	20.28	1,420
WDK	Deck	0	112	11	19.92	2,231
Ttl Gross Liv / Lease Area		3,525	6,868	4,088		829,177

