

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WEBB DAVID L			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	
WEBB CONSTANCE L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	152,000	152,000	
PO BOX 1933				0 Medium		RES LAND	1010	470,200	470,200	
<b>SUPPLEMENTAL DATA</b>						RESIDNTL	1010	14,000	14,000	
DUXBURY MA 02331		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1270 Total Acres .92 Chapter Lan		Cyclical 5 Exemption W District Res Exem						
GIS ID F_874720_2843449		Assoc Pid#						Total		636,200
								636,200		

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
WEBB DAVID L		6501 0147	12-30-1985	U	I		1 1	Year	Code	Assessed	Year	Code	Assessed			
								2023	1010	163,800	2022	1010	142,600			
									1010	504,700		1010	320,700			
									1010	10,600		1010	10,600			
								Total		679,100	Total		473,900	Total		461,000

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	152,000
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	14,000
Appraised Land Value (Bldg)	470,200
Special Land Value	0
Total Appraised Parcel Value	636,200
Valuation Method	C
Total Appraised Parcel Value	636,200

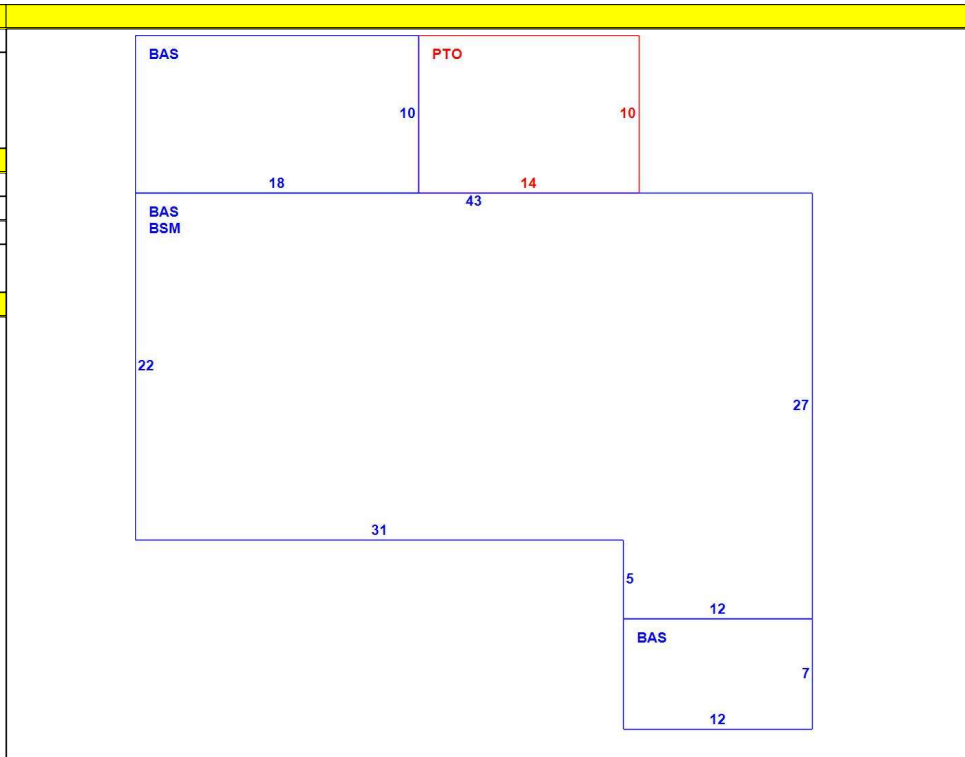
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			

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
12305	05-08-1992	AD	Addition	3,000	01-01-1993	100		10X18 1STY ELL		09-12-2019	SJT	10		30	Quality Control
										04-12-2013	VGS			20	Field Review
										12-11-2007	BSB		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	40,075 SF	8.75	1.00000	5	1.00	0060	1.341			1.0000	11.73	470,200
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			470,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1006	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2	07	Pine/Wood	<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			209,138
Interior Floor 2			Net Other Adj		8,000
Heat Fuel	02	Oil	Replace Cost		217,137
Heat Type	04	Forced Air-Duc	Year Built		1958
AC Type	01	None	Effective Year Built		1991
Bedrooms	2		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
Total Rooms	5		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		70
Gas Fireplaces	0		Cns Sect Rcnld		152,000
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	05	Conc Block	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1006		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
FGR1	Garage - 1 Sto	L	336	52.00	1981	A	70	C	1.00	12,200
SHD1	Shed	L	120	21.00	1981	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,270	1,270	1,270	141.50	179,705
BSM	Basement	0	1,006	201	28.27	28,442
PTO	Patio	0	140	7	7.08	991
Ttl Gross Liv / Lease Area		1,270	2,416	1,478		209,138

