

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
ALBRECHT DANIEL JAMES		0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
ALBRECHT MAURA ELLEN		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	396,500	396,500	
34 ISLAND CREEK RD		SUPPLEMENTAL DATA			0	Medium	RES LAND	1010	660,000	660,000		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1978 Total Acres 1.478 Chapter Lan GIS ID F_870591_2835203			Cyclical Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	300	300		
Total										1,056,800	1,056,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ALBRECHT DANIEL JAMES	LCC	127212	07-27-2018	Q	I	819,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HEMENWAY JON F	LCC	126630	04-10-2018	U	I	934,000	1	2023	1010	438,200	2022	1010	382,500	2021	1010	377,500
PARTRIDGE JULIE B	LCC	113458	06-30-2009	U	I	1	1F		1010	708,300		1010	450,000		1010	434,200
MANCHESTER JOHN T JR	LCC	101167	04-30-2002	Q	I	610,000	00		1010	200		1010	200		1010	200
Total										1,146,700	Total	832,700	Total	811,900		

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
Total			0.00					Appraised Bldg. Value (Card) 396,500				
								Appraised Xf (B) Value (Bldg) 0				
								Appraised Ob (B) Value (Bldg) 300				
								Appraised Land Value (Bldg) 660,000				
								Special Land Value 0				
								Total Appraised Parcel Value 1,056,800				
								Valuation Method C				
								Total Appraised Parcel Value 1,056,800				

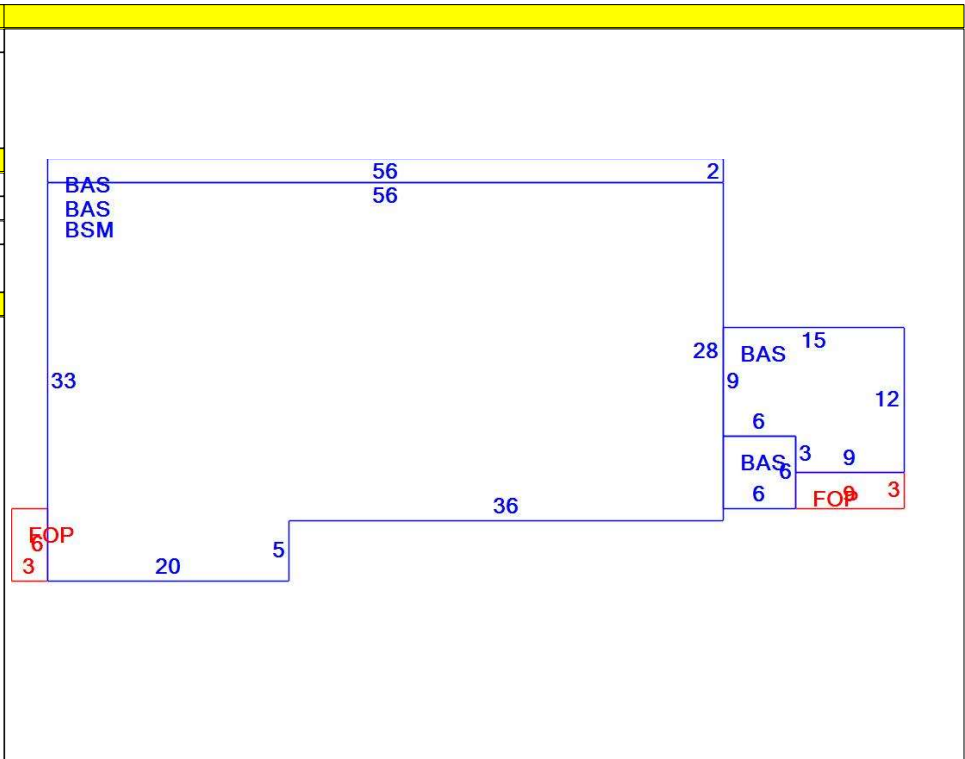
ASSESSING NEIGHBORHOOD		B		Tracing		Batch	
Nbhd	Nbhd Name						
0060							

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-22-21 81	09-19-2022 04-06-2007	MN AD	Maintenance Addition	11,200 21,000		100 100		Remove and replace roof shingle 12X16&4X8.5' SN FM		02-26-2019 11-21-2018 04-12-2013 09-18-2008	SJT JLF VGS KP	9 2		02 30 20 00	Callback - No Entry Quality Control Field Review 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	40,000	SF 8.75	1.00000	5	1.00	0060	1.341			V135	1.3500	15.84	633,700
1	1010	Single Family	RC	Residual	0.560	AC 35,000.00	1.00000	5	1.00	0060	1.341			1.0000	1.08	26,300	
Total Card Land Units					1.48	AC	Parcel Total Land Area					1.48	Total Land Value			660,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1668	
Model	01	Residential	Bsmt Type	03	
Grade	07	Very Good	Unfin Area	0.00	Partial
Stories	1		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	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		504,985
Interior Floor 2	14	Carpet	Replace Cost		30,880
Heat Fuel	03	Gas	Year Built		535,865
Heat Type	05	Hot Water	Effective Year Built		1964
AC Type	03	Central	Depreciation Code		1995
Bedrooms	3		Remodel Rating		G
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %	26	
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		74
Extra Openings	1		Cns Sect Rcnd		396,500
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	2		Cost to Cure Ovr		
Bsmt Area	1668		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
SHD1	Shed	L	18	21.00	1965	A	70	C	1.00	300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,978	1,978	1,978	217.76	430,729
BSM	Basement	0	1,668	334	43.60	72,732
FOP	Open Porch	0	45	7	33.87	1,524
Ttl Gross Liv / Lease Area		1,978	3,691	2,319		504,985

