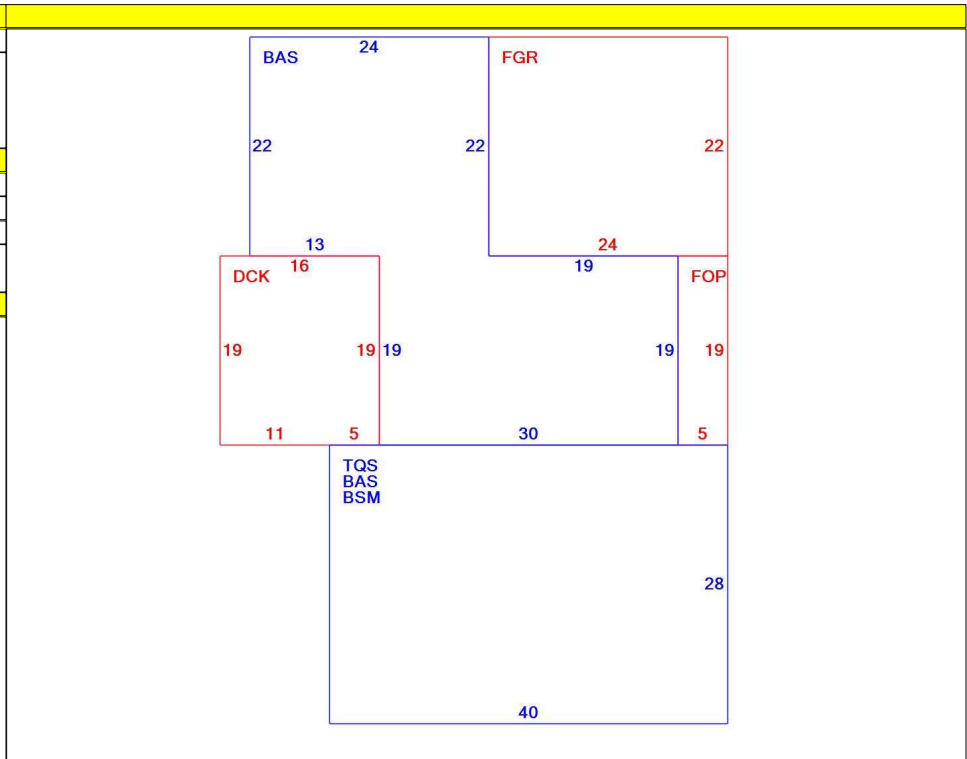


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA					
WINTER PAUL WINTER KAREN S 11 LANTERN LN DUXBURY MA 02332				0 Water 0 No Sewer		0 Two-Way 0 Paved 0 Medium		0 Average 0 Average		Description	Code	Appraised	Assessed						
										RESIDENTL	1010	615,300	615,300	VISION					
										RES LAND	1010	470,200	470,200						
SUPPLEMENTAL DATA																			
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3058 Total Acres .92 Chapter Lan GIS ID F_873894_2834870				Cyclical 6 Exemption W District Res Exem Assoc Pid#															
										Total		1,085,500	1,085,500						
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
WINTER PAUL		33965 0258		01-12-2007		Q		I		661,334		00		Year	Code	Assessed	Year	Code	Assessed
														2023	1010	461,500	2022	1010	386,500
															1010	504,700		1010	320,700
														Total		966,200	Total		707,200
														Total			Total		677,200
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													
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY							
Nbhd		Nbhd Name		B		Tracing		Batch											
0060																			
NOTES												Appraised Bldg. Value (Card) 615,300							
												Appraised Xf (B) Value (Bldg) 0							
												Appraised Ob (B) Value (Bldg) 0							
												Appraised Land Value (Bldg) 470,200							
												Special Land Value 0							
												Total Appraised Parcel Value 1,085,500							
												Valuation Method C							
												Total Appraised Parcel Value 1,085,500							
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		
89	06-27-2011	MN	Maintenance	16,815		100		2 DOUBLE HUNG WINDOW				11-30-2020	SJT	10		20	Field Review		
20000445	11-08-2000	MN	Maintenance	1,500		100		STRIP AND REROOF				04-12-2013	VGS			20	Field Review		
14456	04-25-1997	MN	Maintenance	2,000		100		STRIP & REROOF				01-24-2008	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	04	Cape Cod	Bsmt Area	1120	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	452				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1120				

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

COST / MARKET VALUATION	
Net Other Adj	765,092
Replace Cost	44,515
Year Built	809,607
Effective Year Built	1968
Depreciation Code	1997
Remodel Rating	G
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnd	615,300
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	2,218	2,218	2,218	216.31	479,778
BSM	Basement	0	1,120	224	43.26	48,454
DCK	Deck	0	304	30	21.35	6,489
FGR	Garage	0	528	211	86.44	45,642
FOP	Open Porch	0	95	14	31.88	3,028
TQS	Three Quarter Story	840	1,120	840	162.23	181,701
Ttl Gross Liv / Lease Area		3,058	5,385	3,537		765,092

