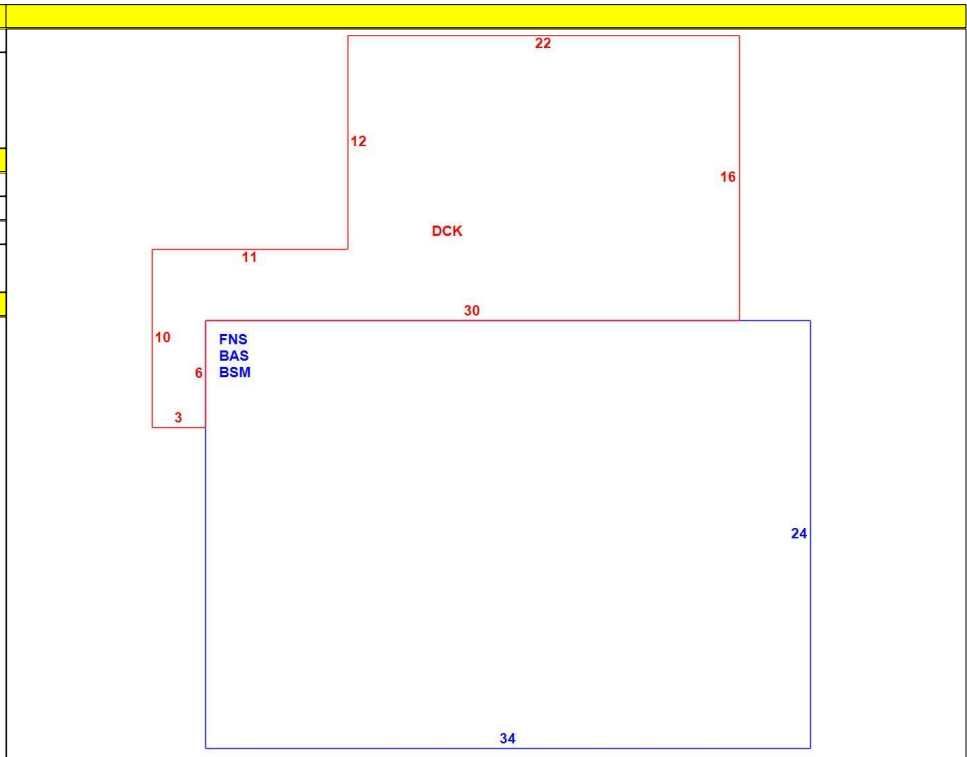


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
MUNSEY BARBARA E & MICHAEL C MUNSEY FAMILY REALTY TRUST PO BOX 1098 DUXBURY MA 02331		0	Water	0	Cul-De-Sac	0	Average	Description	Code		Appraised	Assessed			
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010		313,500	313,500			
				0	Light			RES LAND	1010		516,800	516,800			
SUPPLEMENTAL DATA						Total		830,300	830,300						
Alt Prcl ID		Cyclical		6											
Scnd Home		Exemption													
Tax Class T		W													
Tot Fin Area 1550		District													
Total Acres 1.548		Res Exem													
Chapter Lan															
GIS ID F_874160_2836733		Assoc Pid#													
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
MUNSEY BARBARA E & MICHAEL CHAR		58181 230	08-14-2023	U	I		1 1A	Year	Code	Assessed	Year	Code	Assessed		
MUNSEY BARBARA E & MICHAEL C TT		45020 0132	12-05-2014	U	I		1 1A	2023	1010	248,900	2022	1010	232,200		
MUNSEY BARBARA E		16742 0083	10-27-1998	U	I		1 1F		1010	504,900		1010	426,100		
								Total		753,800	Total		658,300		
								Total			Total		604,500		
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int						
		Total	0.00												
ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY									
Nbhd	Nbhd Name		B	Tracing		Batch		Appraised Bldg. Value (Card)			313,500				
0070								Appraised Xf (B) Value (Bldg)			0				
						Appraised Ob (B) Value (Bldg)			0						
						Appraised Land Value (Bldg)			516,800						
						Special Land Value			0						
						Total Appraised Parcel Value			830,300						
						Valuation Method			C						
						Total Appraised Parcel Value			830,300						
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	
									08-26-2019	SJT	10		00	Measure & Listed	
									04-12-2013	VGS			20	Field Review	
									10-16-1999	CMS		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	40,000 SF	8.75	1.00000	5	1.00	0070	1.389			12.16	486,200
1	1010	Single Family	RC	Residual	0.630 AC	35,000.00	1.00000	5	1.00	0070	1.389			1.12	30,600
Total Card Land Units					1.55 AC	Parcel Total Land Area					1.55	Total Land Value			516,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	816	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2	11	Clapboard			B S
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	14	Carpet			414,278
Interior Floor 2			Net Other Adj		15,225
Heat Fuel	04	Electric	Replace Cost		429,503
Heat Type	07	Radiant-Elec.	Year Built		1975
AC Type	01	None	Effective Year Built		1994
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		27
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	03	Modern	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		73
Gas Fireplaces	0		Cns Sect Rcnld		313,500
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	816		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	816	816	816	236.19	192,731
BSM	Basement	0	816	163	47.18	38,499
DCK	Deck	0	414	41	23.39	9,684
FNS	Finished 90% Story	734	816	734	212.46	173,364
Ttl Gross Liv / Lease Area		1,550	2,862	1,754		414,278

