

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
RYDBERG JUSTIN TT		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA	
RYDBERG IRREVOCABLE TRUST		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	146,600	146,600		
83 WOODRIDGE RD		SUPPLEMENTAL DATA			0	Medium	RES LAND	1010	310,600	310,600			
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1329 Total Acres .48 Chapter Lan GIS ID F_866945_2830312			Cyclical 6 Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	900	900			
										Total	458,100	458,100	<b>VISION</b>

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
RYDBERG JUSTIN TT	51391	111	07-22-2019	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HAGEN MARK E	2464	0464	10-09-2014	U	I	0	1A	2023	1010	108,500	2022	1010	89,900	2021	1010	89,800
HAGEN LAWRENCE R	2464	0464	01-01-2001	U	I	0	1		1010	322,700		1010	271,300		1010	217,600
									1010	600		1010	600		1010	600
								Total	431,800		Total	361,800		Total	308,000	

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

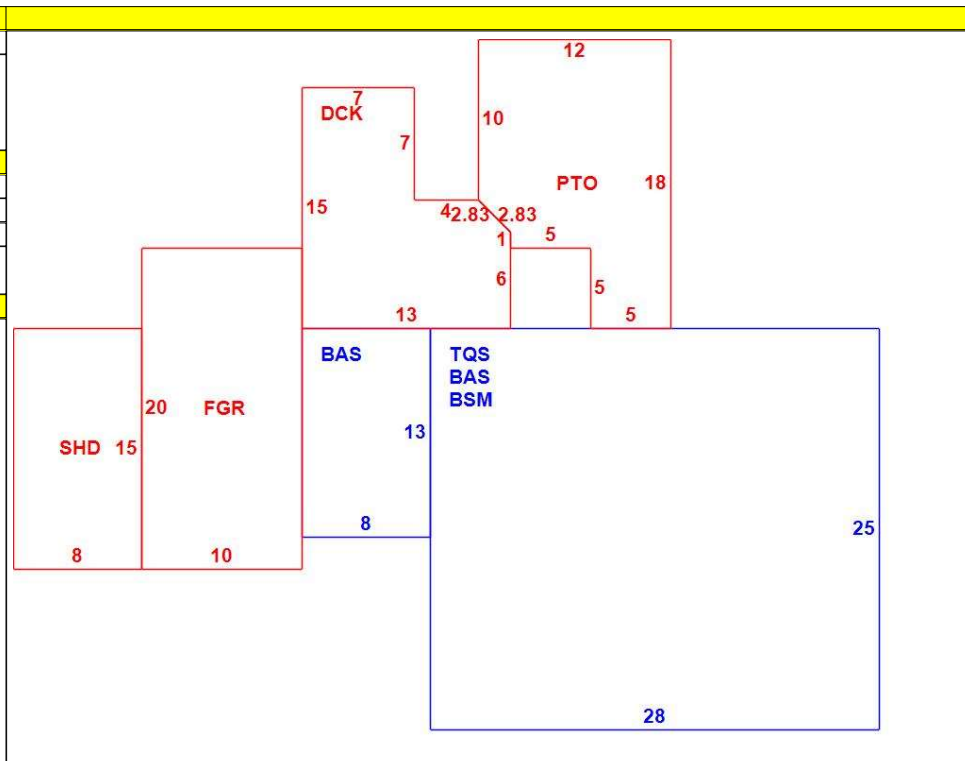
  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	146,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	900
Appraised Land Value (Bldg)	310,600
Special Land Value	0
Total Appraised Parcel Value	458,100
Valuation Method	C
Total Appraised Parcel Value	458,100

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
										01-06-2020	SJT	10		00	Measure & Listed
										08-27-2019	SJT	2		20	Field Review
										10-27-2014	JLF	10	1	00	Measure & Listed
										04-12-2013	VGS			20	Field Review
										10-02-1999	REC		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	20,909	SF 14.86	1.00000	5	1.00	0050	1.000		1.0000	14.85	310,600	
Total Card Land Units					0.48	AC	Parcel Total Land Area					0.48	Total Land Value			310,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	700	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	25	Vinyl Siding	<b>CONDO DATA</b>		
Exterior Wall 2			Parcel Id		C
Roof Structure	03	Gable			B
Roof Cover	03	Asphalt			S
Interior Wall 1	05	Drywall	Adjust Type	Code	Description
Interior Wall 2	04	Plywood Panel	Condo Flr		Factor%
Interior Floor 1	12	Hardwood	Condo Unit		
Interior Floor 2	06	Linoleum	<b>COST / MARKET VALUATION</b>		
Heat Fuel	02	Oil	Net Other Adj		271,612
Heat Type	04	Forced Air-Duc	Replace Cost		276,611
AC Type	01	None	Year Built		1949
Bedrooms	4		Effective Year Built		1979
Full Baths	1		Depreciation Code		F
Half Baths	0		Remodel Rating		
Extra Fixtures	0		Year Remodeled		
Total Rooms	7		Depreciation %		42
Bath Style	02	Average	Functional Obsol		5
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	0		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		53
Sq Ft Fin Bsmt	0		Cns Sect Rcnd		146,600
FBM Quality			Dep % Ovr		
Foundation	05	Conc Block	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	700		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
SHD1	Shed	L	80	21.00	2019	F	55	C	1.00	900

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	804	804	804	168.18	135,217
BSM	Basement	0	700	140	33.64	23,545
DCK	Deck	0	151	15	16.71	2,523
FGR	Garage	0	200	80	67.27	13,454
PTO	Patio	0	177	9	8.55	1,514
SHD	Attached Shed	0	120	42	58.86	7,064
TQS	Three Quarter Story	525	700	525	126.14	88,295
Ttl Gross Liv / Lease Area		1,329	2,852	1,615		271,612

