

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
BENNETT ARTHUR W JR & NANCY L BENNETT REALTY TRUST PO BOX U DUXBURY MA 02331		0	Water	0	Dead End	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	531,700	531,700
				0	None			RES LAND	1010	1,212,500	1,212,500
SUPPLEMENTAL DATA						RESIDNTL	1010	12,400	12,400	905 DUXBURY, MA	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2457 Total Acres 2.718 Chapter Lan GIS ID F_870554_2829047				Cyclical 7 Exemption W District W Res Exem Assoc Pid#		Total		1,756,600	1,756,600	VISION	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BENNETT ARTHUR W JR & NANCY L TT		LCC 116747	11-18-2011	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	396,700	2022	1010	330,800	2021	1010	321,800
									1010	1,349,000		1010	1,043,900		1010	869,900
									1010	9,000		1010	9,000		1010	5,000
								Total		1,754,700	Total		1,383,700	Total		1,196,700

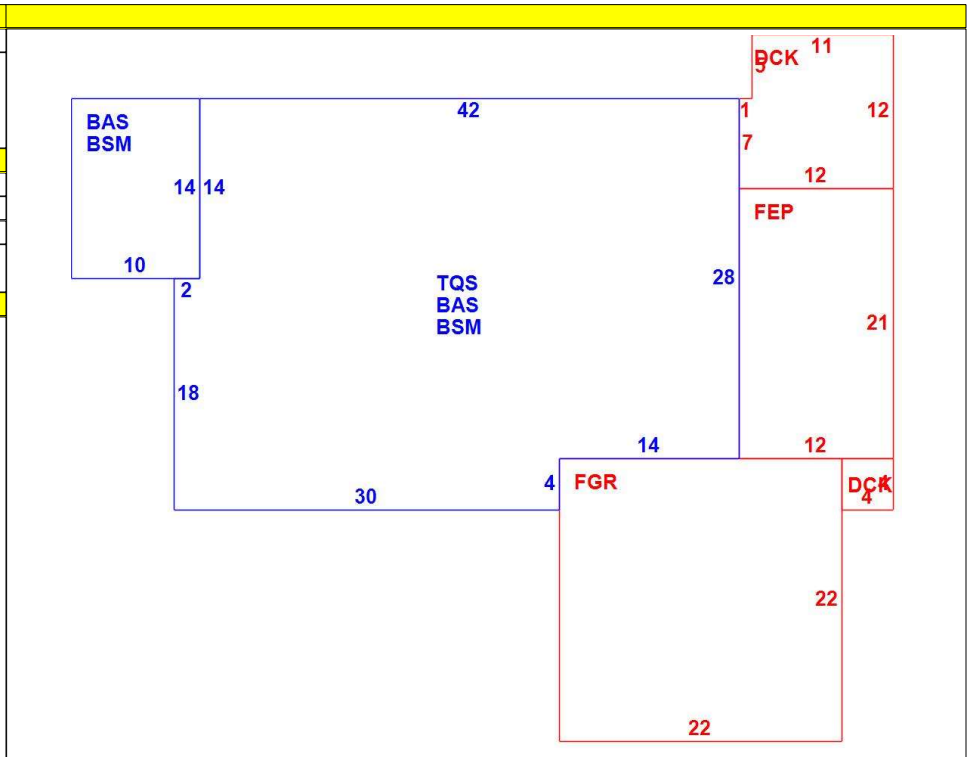
EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor							
Total			0.00								Appraised Bldg. Value (Card)	531,700				
											Appraised Xf (B) Value (Bldg)	0				
											Appraised Ob (B) Value (Bldg)	12,400				
											Appraised Land Value (Bldg)	1,212,500				
											Special Land Value	0				
											Total Appraised Parcel Value	1,756,600				
											Valuation Method	C				
											Total Appraised Parcel Value	1,756,600				

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
										02-08-2023	SJT	10		00	Measure & Listed
										11-19-2019	SJT	10		00	Measure & Listed
										04-12-2013	VGS			20	Field Review
										02-27-2008	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	24,500	SF 13.10	1.00000	5	1.00	0080	1.503		W250	2.5000	49.22	1,206,000	
1	1010	Single Family	WP	Undevelop	2.158	AC 2,000.00	1.00000	0	1.00	0080	1.503			1.0000	0.07	6,500	
Total Card Land Units					2.72	AC	Parcel Total Land Area					2.72	Total Land Value				1,212,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1464	
Model	01	Residential	Bsmt Type	03	
Grade	07	Very Good	Unfin Area	0.00	Partial
Stories	1.75				
Occupancy	1				
Exterior Wall 1	18	Asphalt			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	09	Pine/Soft Wood			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	5				
Full Baths	3				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	2				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1464				

CONDO DATA				
Parcel Id		C	OWNE	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				
COST / MARKET VALUATION				
Net Other Adj			690,093	
Replace Cost			28,480	
Year Built			1955	
Effective Year Built			1995	
Depreciation Code			G	
Remodel Rating				
Year Remodeled				
Depreciation %			26	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			74	
Cns Sect Rcnld			531,700	
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
GNR	GENERATOR	L	1	12400.00	2019	E	100	C	1.00	12,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,464	1,464	1,464	221.82	324,750
BSM	Basement	0	1,464	293	44.40	64,994
DCK	Deck	0	155	16	22.90	3,549
FEP	Finished Enclosed Porch	0	252	151	132.92	33,495
FGR	Garage	0	484	194	88.91	43,034
TQS	Three Quarter Story	993	1,324	993	166.37	220,271
Ttl Gross Liv / Lease Area		2,457	5,143	3,111		690,093



02/08/2023