

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
RAFFERTY BRIAN			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
RAFFERTY DEBORAH			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	423,400	423,400	
31 GLASS TER				0 Medium		RES LAND	1010	374,100	374,100	
DUXBURY MA 02332						RESIDNTL	1010	12,600	12,600	
SUPPLEMENTAL DATA										VISION
Alt Prcl ID			Cyclical 7							
Scnd Home			Exemption W							
Tax Class T			District							
Tot Fin Area 2174			Res Exem							
Total Acres 2.548			Assoc Pid#							
Chapter Lan										
GIS ID F_869516_2830612										
						Total		810,100	810,100	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RAFFERTY BRIAN		54674 183	03-29-2021	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
RAFFERTY BRIAN		4134 0256	01-30-1976	U	I	4,000	1	2023	1010	316,000	2022	1010	263,600
									1010	388,900		1010	320,900
									1010	9,100		1010	9,100
								Total		714,000	Total		593,600
								Total			Total		536,300

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)		423,400	
Appraised Xf (B) Value (Bldg)		0	
Appraised Ob (B) Value (Bldg)		12,600	
Appraised Land Value (Bldg)		374,100	
Special Land Value		0	
Total Appraised Parcel Value		810,100	
Valuation Method		C	
Total Appraised Parcel Value		810,100	

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
2014-109	06-23-2014	MN	Maintenance	9,390		100		STRIP & REROOF	10-16-2019	SJT	10		01	Measure - No Entry
11280	06-22-1989	AD	Addition	18,600		100			09-10-2018	SJD	8		20	Field Review
									09-03-2014	SJD	7	1	00	Measure & Listed
									04-12-2013	VGS			20	Field Review
									03-12-2008	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	PD	Primary	40,000	SF 8.75	1.00000	5	1.00	0050	1.000	LTD BACK YARD/SLOPE TO W		1.0000	8.75	350,000	
1	1010	Single Family	RC	Residual	0.630	AC 35,000.00	1.00000	5	1.00	0050	1.000				1.0045	0.81	22,100
1	1010	Single Family	RC	Undevelop	1.000	AC 2,000.00	1.00000	0	1.00	0050	1.000				1.0000	0.05	2,000
Total Card Land Units					2.55	AC	Parcel Total Land Area					2.55	Total Land Value			374,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1404	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.5				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas	Net Other Adj		571,840
Heat Type	05	Hot Water	Replace Cost		24,505
AC Type	01	None	Year Built		596,345
Bedrooms	3		Effective Year Built		1930
Full Baths	2		Depreciation Code		1992
Half Baths	0		Remodel Rating		G
Extra Fixtures	0		Year Remodeled		
Total Rooms	8		Depreciation %		29
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	1		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		71
Sq Ft Fin Bsmt	156		Cns Sect Rcnld		423,400
FBM Quality	04	Above Average	Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	1404		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	120	21.00	2011	G	85	C	1.00	2,100
GNR	GENERATOR	L	1	12400.00	2008	G	85	C	1.00	10,500

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,612	1,612	1,612	226.11	364,494
BSM	Basement	0	1,404	281	45.25	63,538
CTH	Cathedral Ceiling	0	312	31	22.47	7,010
FAT	Finished Attic	90	300	90	67.83	20,350
FSP	Screened Porch	0	160	32	45.22	7,236
TQS	Three Quarter Story	390	520	390	169.58	88,184
UAT	Unfinished Attic	0	480	72	33.92	16,280
WDK	Deck	0	214	21	22.19	4,748
Ttl Gross Liv / Lease Area		2,092	5,002	2,529		571,840

