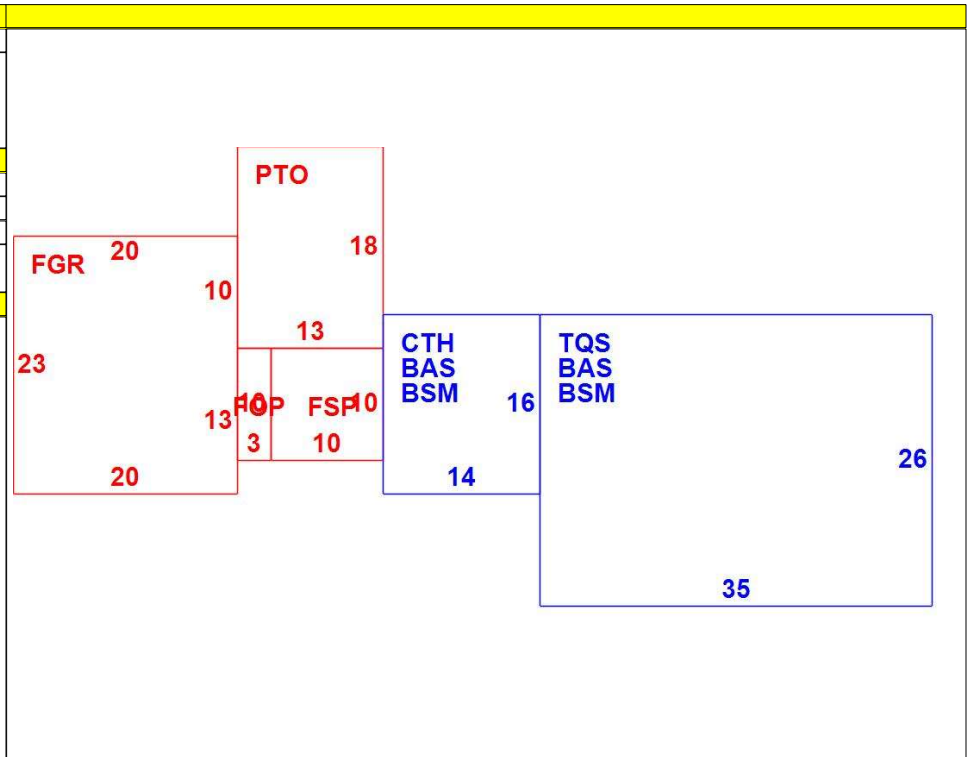


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA					
ROLPH COLLEEN V			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed			VISION			
34 ARROWHEAD RD			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	380,500	380,500						
DUXBURY MA 02332		SUPPLEMENTAL DATA			0 Medium	RES LAND	1010	426,000	426,000	VISION					
GIS ID F_873884_2833320		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1589 Total Acres .536 Chapter Lan			Cyclical 7 Exemption W District Res Exem	Total		806,500	806,500						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
ROLPH COLLEEN V		52399 1	02-27-2020	Q	I	515,000	00	Year	Code	Assessed	Year	Code	Assessed		
MACIVER WILLIAM G & BOISVERT LIND		51567 184	08-29-2019	U	I	10	1A	2023	1010	283,900	2022	1010	236,800		
MACIVER GORDON H (L/E)		46493 0093	01-14-2016	U	I	10	1A		1010	456,700		1010	293,100		
MACIVER GORDON		45354 0150	03-24-2015	U	I	10	1A	Total		740,600	Total		529,900		
MACIVER WILLIAM G		45354 0147	03-24-2015	U	I	10	1A	Total		479,800	Total		479,800		
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								APPRAISED VALUE SUMMARY					
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)			380,500		
0060										Appraised Xf (B) Value (Bldg)			0		
										Appraised Ob (B) Value (Bldg)			0		
										Appraised Land Value (Bldg)			426,000		
										Special Land Value			0		
										Total Appraised Parcel Value			806,500		
										Valuation Method			C		
										Total Appraised Parcel Value			806,500		
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	
BPO-20-154	09-11-2020	BP	Bldg Permit	125,488	04-05-2021	100		Build dormer to expand 2 bedroo	04-05-2021	SJT	5		12	Property Est. - No Access	
									10-26-2020	SJT	5		20	Field Review	
									08-30-2019	SJT	10		00	Measure & Listed	
									04-12-2013	VGS			20	Field Review	
									02-26-2008	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	23,330 SF	13.62	1.00000	5	1.00	0060	1.341		1.0000	18.26	426,000
Total Card Land Units					0.54 AC	Parcel Total Land Area					0.54	Total Land Value			426,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1134	
Model	01	Residential	Bsmt Type	00	
Grade	05	Ave/Good	Unfin Area	0.00	N/A
Stories	1.5				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	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	12	Hardwood	Net Other Adj		500,017
Interior Floor 2			Replace Cost		21,190
Heat Fuel	02	Oil	Year Built		1951
Heat Type	04	Forced Air-Duc	Effective Year Built		1994
AC Type	06	Partial	Depreciation Code		G
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		27
Extra Fixtures	1		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		73
Extra Openings	0		Cns Sect Rcnd		380,500
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	05	Conc Block	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1134		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		12400.00	2019	E	100	C	1.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,134	1,134	1,134	218.63	247,931
BSM	Basement	0	1,134	227	43.77	49,630
CTH	Cathedral Ceiling	0	224	22	21.47	4,810
FGR	Garage	0	460	184	87.45	40,229
FOP	Open Porch	0	30	5	36.44	1,093
FSP	Screened Porch	0	100	20	43.73	4,373
PTO	Patio	0	234	12	11.21	2,624
TQS	Three Quarter Story	683	910	683	164.10	149,327
Ttl Gross Liv / Lease Area		1,817	4,226	2,287		500,017

