

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA							
DUNBAR CAROLYN R TT CAROLYN R DUNBAR TRUST 70 PARKS ST #E01				0	Water	0	Private	0	Average	Description	Code	Appraised	Assessed			VISION					
DUXBURY MA 02332				0	No Sewer	0	Paved	0	Average	RESIDNTL	1020	561,100	561,100								
SUPPLEMENTAL DATA																					
Alt Prcl ID 082/160.0-0272-0001.		Scnd Hom		Cyclical Exemption		W		District Res Exem		Total		561,100	561,100								
Tax Class T		Tot Fin Are 2148		Assoc Pid#																	
GIS ID F_867867_2827954																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
DUNBAR CAROLYN R TT				45417	0190	04-09-2015		U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
DUNBAR WILLIAM D				22059	0210	05-10-2002		Q	I	332,500		00	2023	1020	511,600	2022	1020	431,200	2021	1020	415,400
				Total									Total		Total		Total		Total		415,400
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																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001																					
NOTES																					
BUILDING PERMIT RECORD																					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments				Date	Id	Type	Is	Cd	Purpose/Result				
264	06-15-2005	MN	Maintenance	12,779		100		REP 11 WINDOWS				11-03-2020	SJT	10		20	Field Review				
											07-02-2013	SJD	3		30	Quality Control					
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	1020	Condo			0.000	AC	0.00	1.00000	0	1.00	0000	1.000			0.0000		0	0			
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.00	Total Land Value					0			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium	AMENITY 1	4	WO Bsmt
Model	05	Res Condo	Amenity 2	2	Deck
Grade	06	Good	Amenity 3		
Stories	2				
Occupancy			CONDO DATA		
Interior Wall 1	05	Drywall	Parcel Id	8009	C 8009
Interior Wall 2					Owne
Interior Floor 1	12	Hardwood		70 Parks St	B 1 S 1
Interior Floor 2			Adjust Type	Code	Description
Heat Fuel	03	Gas	Condo Flr	B2TC	2 Bedroom TC
Heat Type	04	Forced Air-Duc	Condo Unit	1A	1A
AC Type	03	Central			Factor%
CNS Bedrooms	2		COST / MARKET VALUATION		
Full Baths	2		Net Other Adj		669,619
Half Baths	1		Replace Cost		14,700
Extra Fixtures	0		Year Built		684,322
Total Rooms	7		Effective Year Built		1986
Bath Style	02	Average	Depreciation Code		2003
Kitchen Style	02	Average	Remodel Rating		G
Kitchen Type	4	Full Eat-In	Year Remodeled		
Kitchen Func	2		Depreciation %		18
Parking Class	3	Deeded	Functional Obsol		
SF Basement	1045		External Obsol		
Bsmt Garage	0		Trend Factor		1.000
Fireplaces	1		Condition		
Part Bedroom	0		Condition %		
FBM Quality			Percent Good		82
SF Fin Bsmt	0		Cns Sect Rcnd		561,100
Extra Openings	0		Dep % Ovr		
Gas Fireplace	0		Dep Ovr Comment		
Parking			Misc Imp Ovr		
AMENITY 1	4	WO Bsmt	Misc Imp Ovr Comment		
Amenity 2	2	Deck	Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

FUS (837 sf)
BAS (1,084 sf)
BSM (1,045 sf)
FGR (270 sf)
WDK (160 sf)

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	1,084	1,084	1,084	297.08	322,035
BSM	Basement	0	1,045	209	59.42	62,090
FGR	Garage	0	270	108	118.83	32,085
FUS	Finished Upper Story	837	837	837	297.08	248,656
WDK	Deck	0	160	16	29.71	4,753
Ttl Gross Liv / Lease Area		1,921	3,396	2,254		669,619

