

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | 905 DUXBURY, MA | | | | | | |
|-------------------------------------|------------|--------------------------|-------------------|-------------------------|-------------|------------------------|---|--------------------------------|------------|------------------------|-----------|-------------------------------|---------------------|---------------------------|------------|---|
| KING CLAUDIA & CHARLES | | 0 | Water | 0 | Cul-De-Sac | 0 | Average | Description | Code | | | Appraised | Assessed | | | |
| 100 PARKS ST UNIT 17-1 | | 0 | No Sewer | 0 | Paved | 0 | Average | RESIDNTL | 1020 | 366,000 | 366,000 | | | | | |
| DUXBURY MA 02332 | | SUPPLEMENTAL DATA | | | | | Total | | 366,000 | | 366,000 | | | | | |
| Alt Prcl ID 082/160.0-0272-0002. | | Cyclical Exemption W | | 6 | | | | | | | | | | | | |
| Tax Class T | | District Res Exem | | | | | | | | | | | | | | |
| Tot Fin Are 1579 | | Assoc Pid# | | | | | | | | | | | | | | |
| Total Acres | | | | | | | | | | | | | | | | |
| Chapter La | | | | | | | | | | | | | | | | |
| GIS ID F_867983_2828498 | | | | | | | | | | | | | | | | |
| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | | |
| LISTER DAVID GEORGE & TERESA MARY T | | 58280 69 | 09-15-2023 | Q | I | 575,000 | 00 | Year | Code | Assessed | Year | Code | Assessed | | | |
| KING CLAUDIA & CHARLES | | 54691 282 | 03-31-2021 | Q | I | 350,000 | 00 | 2023 | 1020 | 360,400 | 2022 | 1020 | 349,400 | | | |
| GOODSON GWENDOLYN TT | | 32645 0217 | 05-08-2006 | U | I | 1 | 1F | | | | 2021 | 1020 | 343,300 | | | |
| GOODSON GWENDOLYN | | 24298 0189 | 02-25-2003 | Q | I | 275,000 | 00 | Total | | 360,400 | | Total 349,400 | | | | |
| LAWSON 100 PARK ST TRUST | | 22319 0065 | 06-26-2002 | Q | I | 270,000 | 00 | Total | | 360,400 | | Total 343,300 | | | | |
| 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 | | | | APPRAISED VALUE SUMMARY | | | | | | | | | | | | |
| Nbhd | Nbhd Name | B | Tracing | Batch | | | | | | | | | | | | |
| 0001 | | | | | | | | | | | | | | | | |
| NOTES | | | | | | | | | | | | Appraised Bldg. Value (Card) | | 366,000 | | |
| | | | | | | | | | | | | Appraised Xf (B) Value (Bldg) | | 0 | | |
| | | | | | | | | | | | | Appraised Ob (B) Value (Bldg) | | 0 | | |
| | | | | | | | | | | | | Appraised Land Value (Bldg) | | 0 | | |
| | | | | | | | | | | | | Special Land Value | | 0 | | |
| | | | | | | | | | | | | Total Appraised Parcel Value | | 366,000 | | |
| | | | | | | | | | | | | Valuation Method | | C | | |
| | | | | | | | | | | | | Total Appraised Parcel Value | | 366,000 | | |
| 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 | | |
| QPO-21-11 | 05-12-2021 | MN | Maintenance | 29,703 | | 100 | | 12 Replacement Harvey Wind | 04-22-2021 | SJD | 9 | | 12 | Property Est. - No Access | | |
| | | | | | | | | | 11-17-2020 | SJT | 10 | | 20 | Field Review | | |
| | | | | | | | | | 07-03-2013 | 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 |

VISION

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|----|---------------|---------------------------------|-----------------|-----------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 55 | Condominium | AMENITY 1 | 1 | Balcony |
| Model | 05 | Res Condo | Amenity 2 | | |
| Grade | 06 | Good | Amenity 3 | | |
| Stories | 1 | | | | |
| Occupancy | | | CONDO DATA | | |
| Interior Wall 1 | 05 | Drywall | Parcel Id | 8012 | C 8012 Owne |
| Interior Wall 2 | | | | Bay Farm Bldg 1 | B 1 S 1 |
| Interior Floor 1 | 12 | Hardwood | Adjust Type | Code | Description |
| Interior Floor 2 | | | Condo Flr | B2AI | 2 Bedroom AI |
| Heat Fuel | 04 | Electric | Condo Unit | 2A | 2A |
| Heat Type | 07 | Radiant-Elec. | | | Factor% |
| AC Type | 03 | Central | | | 102 |
| CNS Bedrooms | 2 | | | | 100 |
| Full Baths | 2 | | COST / MARKET VALUATION | | |
| Half Baths | 0 | | Net Other Adj | | 490,158 |
| Extra Fixtures | 0 | | Replace Cost | | 11,200 |
| Total Rooms | 5 | | Year Built | | 501,373 |
| Bath Style | 02 | Average | Effective Year Built | | 1984 |
| Kitchen Style | 02 | Average | Depreciation Code | | 1994 |
| Kitchen Type | 3 | One Person | Remodel Rating | | A |
| Kitchen Func | 3 | | Year Remodeled | | |
| Parking Class | 3 | Deeded | Depreciation % | | 27 |
| SF Basement | 0 | | Functional Obsol | | |
| Bsmt Garage | 0 | | External Obsol | | |
| Fireplaces | 1 | | Trend Factor | | 1.000 |
| Part Bedroom | 0 | | Condition | | |
| FBM Quality | | | Condition % | | |
| SF Fin Bsmt | 0 | | Percent Good | | 73 |
| Extra Openings | 0 | | Cns Sect Rcnld | | 366,000 |
| Gas Fireplace | 0 | | Dep % Ovr | | |
| Parking | | | Dep Ovr Comment | | |
| AMENITY 1 | 1 | Balcony | Misc Imp Ovr | | |
| Amenity 2 | | | Misc Imp Ovr Comment | | |
| | | | Cost to Cure Ovr | | |
| | | | Cost to Cure Ovr Comment | | |

FUS
(1,529 sf)

BAL
(80 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 | |
| BAL | Balcony | 0 | 80 | 8 | 31.89 | 2,551 | |
| FUS | Finished Upper Story | 1,529 | 1,529 | 1,529 | 318.91 | 487,607 | |
| Ttl Gross Liv / Lease Area | | 1,529 | 1,609 | 1,537 | | 490,158 | |

