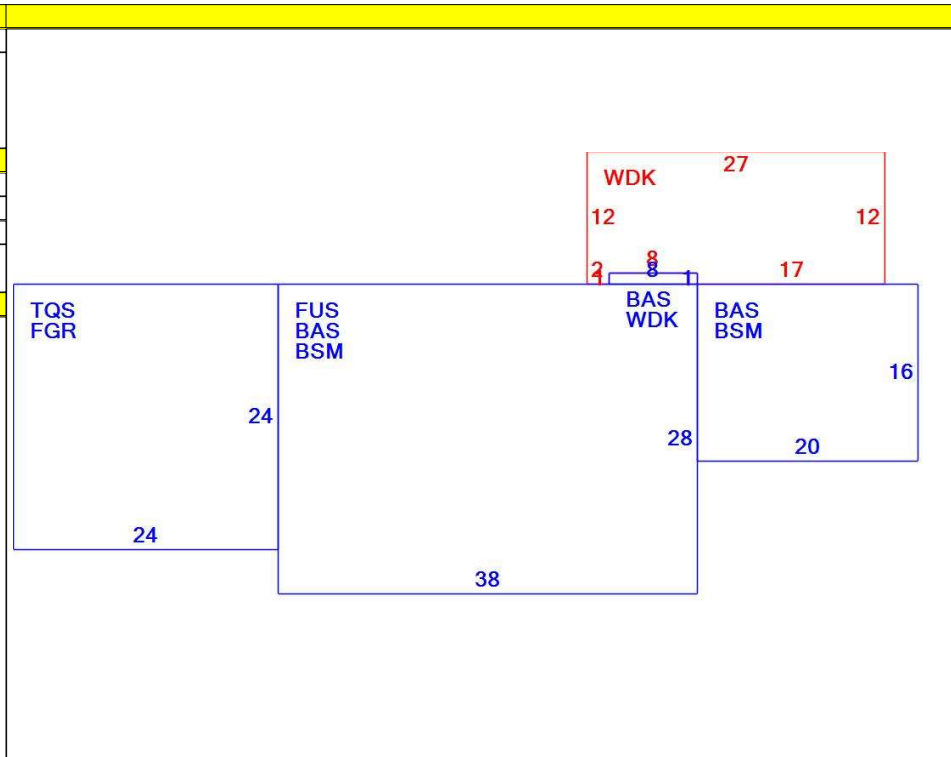


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA						
RADER DANA DIETZER TRUSTEE DIETZER RADER LIVING TRUST 82 TUSOCK BROOK RD DUXBURY MA 02332				0 Water	0 Cul-De-Sac	0 Good				Description	Code	Appraised	Assessed							
				0 Septic	0 Paved	0 Good				RESIDENTL	1010	637,800	637,800							
					0 Light					RES LAND	1010	432,500	432,500							
SUPPLEMENTAL DATA														VISION						
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2888 Total Acres .486 Chapter Lan GIS ID F_867540_2828997				Cyclical 6 Exemption W District Res Exem Assoc Pid#						Total 1,070,300 1,070,300										
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
RADER DANA DIETZER TRUSTEE			53062	211	07-13-2020		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
RADER DANA D			42521	0152	01-09-2013		U	I	1		1A	2023	1010	489,300	2022	1010	459,700	2021	1010	400,900
RADER MARTIN B			19696	0195	04-20-2001		Q	I	555,000		00		1010	422,200		1010	362,900		1010	316,200
CABANA FAMILY NOM TRUST			19143	0343	12-07-2000		U	I	1		1F									
CABANA PETER A			12644	0048	02-04-1994		Q	I	299,500		00									
Total												911,500	Total	822,600	Total	717,100				
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		Appraised Bldg. Value (Card)				637,800						
0070										Appraised Xf (B) Value (Bldg)				0						
												Appraised Ob (B) Value (Bldg)				0				
												Appraised Land Value (Bldg)				432,500				
												Special Land Value				0				
												Total Appraised Parcel Value				1,070,300				
												Valuation Method				C				
												Total Appraised Parcel Value				1,070,300				
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			
2018-406	11-08-2018	MN	Maintenance	15,457		100		ROOF, REPLACE EXISTING SK				08-06-2020	SJT	6		20	Field Review			
2018-212	10-09-2018	MN	Maintenance	14,164		100		REPLACE 2 WINDOWS & 2 DO				01-13-2014	JLF	0	1	00	Measure & Listed			
2012-267	10-16-2012	RM	Remodel	49,700	01-13-2014	100		FINISH BASEMENT AREA OF 6				07-24-2013	BH			01	Measure - No Entry			
12946	09-27-1993	NC	New Construct	160,000	06-03-1996	100		28X38 2 ST/ATT GAR				04-12-2013	VGS			20	Field Review			
11417	11-30-1989	NC	New Construct	126,200	09-25-1995	100		2-STY 36X37 W/G &DK				03-25-2008	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	21,164	SF	14.71	1.00000	5	1.00	0070	1.389		1.0000	20.44	432,500				
Total Card Land Units					0.49	AC	Parcel Total Land Area					0.49	Total Land Value			432,500				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1384	
Model	01	Residential	Bsmt Type	00	
Grade	06	Good	Unfin Area	372.00	N/A
Stories	2				
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	2				
Sq Ft Fin Bsmt	850				
FBM Quality	05	Living Area			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1384				

CONDO DATA			
Parcel Id	C	Owne	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Net Other Adj	694,490
Replace Cost	55,898
Year Built	1993
Effective Year Built	2006
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	15
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	85
Cns Sect Rcnd	637,800
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,392	1,392	1,392	202.65	282,092
BSM	Basement	0	1,384	277	40.56	56,135
FGR	Garage	0	576	230	80.92	46,610
FUS	Finished Upper Story	1,064	1,064	1,064	202.65	215,622
TQS	Three Quarter Story	432	576	432	151.99	87,546
WDK	Deck	0	324	32	20.02	6,485
Ttl Gross Liv / Lease Area		2,888	5,316	3,427		694,490

