

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION						
MARBLE CAROL E 41 BAY FARM RD DUXBURY MA 02332		0	Water	0	Two-Way	0	Average	Description	Code			Appraised	Assessed			
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1020			377,700	377,700			
		0		0	Medium			RESIDNTL	1020			9,800	9,800			
SUPPLEMENTAL DATA						Total		387,500		387,500						
Alt Prcl ID 082/160.0-0272-0033.		Cyclical Exemption W		6												
Scnd Hom		District Res Exem														
Tax Class T		Assoc Pid#														
Tot Fin Are 932																
Total Acres																
Chapter La																
GIS ID F_867415_2829683																
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MARBLE CAROL E		24626 0238	03-28-2003	Q	I	215,000	00	Year	Code	Assessed	Year	Code	Assessed			
TUCKER NORMAN		19588 0343	03-30-2001	Q	I	181,000	00	2023	1020	336,500	2022	1020	301,100			
MAYFLOWER MGMT & CONSULT PROFIT S		18908 0260	09-26-2000	U	I	92,500	1A		1020	7,500		1020	7,500			
QUINN JAMES M		11303 0115	09-30-1992	U	I	55,000	1	Total		344,000	Total		308,600			
								Total		289,000	Total		289,000			
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)			377,700			
0001										Appraised Xf (B) Value (Bldg)			0			
										Appraised Ob (B) Value (Bldg)			9,800			
										Appraised Land Value (Bldg)			0			
										Special Land Value			0			
										Total Appraised Parcel Value			387,500			
										Valuation Method			C			
										Total Appraised Parcel Value			387,500			
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		
									11-03-2020	SJT	10		20	Field Review		
									06-19-2013	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	7	Open Porch
Model	05	Res Condo	Amenity 2		
Grade	06	Good	Amenity 3		
Stories	1				
Occupancy			CONDO DATA		
Interior Wall 1	05	Drywall	Parcel Id	8002	C 8002
Interior Wall 2					Own
Interior Floor 1	12	Hardwood		Bay Farm Garden	B 1 S 1
Interior Floor 2			Adjust Type	Code	Description
Heat Fuel	03	Gas	Condo Flr	B2AI	2 Bedroom AI
Heat Type	04	Forced Air-Duc	Condo Unit	2A	2A
AC Type	03	Central			Factor%
CNS Bedrooms	2				118
Full Baths	2		COST / MARKET VALUATION		
Half Baths	0		Net Other Adj		432,424
Extra Fixtures	1		Replace Cost		11,900
Total Rooms	5		Year Built		444,325
Bath Style	02	Average	Effective Year Built		1990
Kitchen Style	02	Average	Depreciation Code		2006
Kitchen Type	3	One Person	Remodel Rating		G
Kitchen Func	3		Year Remodeled		
Parking Class	3	Deeded	Depreciation %		15
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		85
Extra Openings	0		Cns Sect Rcnld		377,700
Gas Fireplace	0		Dep % Ovr		
Parking			Dep Ovr Comment		
AMENITY 1	7	Open Porch	Misc Imp Ovr		
Amenity 2			Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

	<p>FUS (932 sf)</p>
	<p>BAL (60 sf)</p>

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
FGR1	Garage - 1 Sto	L	268	52.00	1990	A	70	C	1.00	9,800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAL	Balcony	0	60	6	46.10	2,766	
FUS	Finished Upper Story	932	932	932	461.01	429,658	
Ttl Gross Liv / Lease Area		932	992	938		432,424	

