

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA							
CAHILL PATRICK J CAHILL JANE M 42 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	377,900	377,900						
				0	Medium			RESIDNTL	1020	9,800	9,800						
SUPPLEMENTAL DATA																	
Alt Prcl ID 082/160.0-0272-0033.				Cyclical Exemption W		6											
Scnd Hom				District													
Tax Class T				Res Exem													
Tot Fin Are 933				Assoc Pid#													
Total Acres																	
Chapter La																	
GIS ID F_867415_2829683								Total		387,700	387,700						
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CAHILL PATRICK J			51443	251	07-31-2019	Q	I	300,000	00	Year	Code	Assessed	Year	Code	Assessed		
ALEXANDER ANITA			17918	0051	10-01-1999	Q	I	165,000	00	2023	1020	336,700	2022	1020	301,200		
HUFF STEVEN A			14704	0140	10-08-1996	U	I	100	1F		1020	7,500	2021	1020	7,500		
SQUIRES ELAINE M			11236	1294	09-02-1992	U	I	62,000	1	Total		344,200	Total		308,700		
		Total								Total		289,200					
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																	
										Appraised Bldg. Value (Card)		377,900					
										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		387,700					
										Valuation Method		C					
										Total Appraised Parcel Value		387,700					
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
												05-06-2020	SJD	9		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	

VISION

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	Owne
Interior Wall 2					Bay Farm Garden	B 1	S 1
Interior Floor 1	12	Hardwood		Adjust Type	Code	Description	Factor%
Interior Floor 2				Condo Flr	B2A1	2 Bedroom AI	118
Heat Fuel	03	Gas		Condo Unit	2A	2A	100
Heat Type	04	Forced Air-Duc		COST / MARKET VALUATION			
AC Type	03	Central					
CNS Bedrooms	2					432,662	
Full Baths	2			Net Other Adj		11,900	
Half Baths	0			Replace Cost		444,569	
Extra Fixtures	1			Year Built		1990	
Total Rooms	5			Effective Year Built		2006	
Bath Style	02	Average		Depreciation Code		G	
Kitchen Style	02	Average		Remodel Rating			
Kitchen Type	3	One Person		Year Remodeled			
Kitchen Func	3			Depreciation %		15	
Parking Class	3	Deeded		Functional Obsol			
SF Basement	0			External Obsol			
Bsmt Garage	0			Trend Factor		1.000	
Fireplaces	1			Condition			
Part Bedroom	0			Condition %			
FBM Quality				Percent Good		85	
SF Fin Bsmt	0			Cns Sect Rcnld		377,900	
Extra Openings	0			Dep % Ovr			
Gas Fireplace	0			Dep Ovr Comment			
Parking				Misc Imp Ovr			
AMENITY 1	7	Open Porch		Misc Imp Ovr Comment			
Amenity 2				Cost to Cure Ovr			
				Cost to Cure Ovr Comment			

	<p>FUS (933 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	46.08	2,765
FUS	Finished Upper Story	933	933	933	460.77	429,897
Ttl Gross Liv / Lease Area		933	993	939		432,662

