

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT													
BAY FARM MONTESSORI ACADEMY 145 LORING ST DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	LAND		9460	490,100	490,100	905 DUXBURY, MA VISION										
		0	No Sewer	0	Paved	0	Average																
				0	Light																		
SUPPLEMENTAL DATA																							
Alt Prcl ID				Cyclical				5															
Scnd Home				Exemption																			
Tax Class E				W																			
Tot Fin Area 0				District																			
Total Acres .998				Res Exem																			
Chapter Lan																							
GIS ID F_869170_2829046				Assoc Pid#																			
Total										490,100	490,100												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
BAY FARM MONTESSORI ACADEMY INC				LCC	100297	11-15-2001		U	V	500,000		1	Year	Code	Assessed	Year	Code	Assessed					
															2023	9460	478,800	2022	9460	404,000	2021	9460	365,400
				Total										478,800	Total	404,000	Total	365,400					
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															
0070																							
NOTES																							
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								
										01-01-2018	AO	3		99	Vacant Land								
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	9460	Edu. Private Vac	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0070	1.389					1.0000	12.16	486,200					
1	9460	Edu. Private Vac	RC	Residual	0.080 AC	35,000.00	1.00000	5	1.00	0070	1.389					1.0000	1.12	3,900					
Total Card Land Units					1.00	AC	Parcel Total Land Area				1.00	Total Land Value					490,100						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)								
Element	Cd	Description	Element	Cd	Description	No Sketch					
Style	99	Vacant Land	Bsmt Area								
Model	00	Vacant	Bsmt Type								
Grade			Unfin Area								
Stories											
Occupancy			CONDO DATA								
Exterior Wall 1			Parcel Id		C	Owne					
Exterior Wall 2						B	S				
Roof Structure			Adjust Type	Code	Description	Factor%					
Roof Cover			Condo Flr								
Interior Wall 1			Condo Unit								
Interior Wall 2			COST / MARKET VALUATION								
Interior Floor 1						0					
Interior Floor 2			Net Other Adj								
Heat Fuel			Replace Cost								
Heat Type			Year Built								
AC Type			Effective Year Built			0					
Bedrooms			Depreciation Code								
Full Baths			Remodel Rating								
Half Baths			Year Remodeled								
Extra Fixtures			Depreciation %								
Total Rooms			Functional Obsol								
Bath Style			External Obsol								
Kitchen Style			Trend Factor			1.000					
Extra Kitchens			Condition								
Fireplaces			Condition %								
Extra Openings			Percent Good								
Gas Fireplaces			Cns Sect Rcnld								
Sq Ft Fin Bsmt			Dep % Ovr								
FBM Quality			Dep Ovr Comment								
Foundation			Misc Imp Ovr								
Bsmt Garage			Misc Imp Ovr Comment								
Bsmt Area			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					
Ttl Gross Liv / Lease Area		0	0	0		0					