

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA				
Description		Code		Appraised		Assessed												
DONOVAN PETER J		0	Water	0	Cul-De-Sac	0	Average			Description		Code		Assessed				
DONOVAN MORGAN K		0	No Sewer	0	Paved	0	Average			RESIDENTL		1010		945,600				
10 BAILEYS CIR						0		Light		RES LAND		1010		729,300				
<b>SUPPLEMENTAL DATA</b>																		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4108 Total Acres .919 Chapter Lan				Cyclical 7 Exemption W District Res Exem												
GIS ID F_869072_2830747		Assoc Pid#								Total		1,674,900		1,674,900				
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)				
DONOVAN PETER J		50215	0060	08-27-2018		Q	I			1,025,000		00	Year	Code	Assessed	Year	Code	Assessed
BELANGER JOHN CRAIG JR & FILIPE R		44298	0019	05-07-2014		Q	I			876,000		00	2023	1010	702,500	2022	1010	641,100
TULL DAVID A & TULL AMY H		17915	0245	09-30-1999		Q	I			603,000		00		1010	677,200		1010	478,600
EWING ROBERT B		15330	0183	07-18-1997		Q	I			475,000		00						
BUCKLEY KEVIN G		14474	0230	06-28-1996		Q	I			452,500		00						
		Total								Total		1,379,700	Total		1,119,700	Total		966,400
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															
<b>ASSESSING NEIGHBORHOOD</b>																		
Nbhd		Nbhd Name		B		Tracing		Batch										
0053																		
<b>NOTES</b>																		
WALK UP ATTIC FINISHED																		
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		
BPO-23-200	07-28-2023	BP	Bldg Permit	120,000		0		PLAN#BB-27=DORMER MAIN B			02-27-2019	SJT	9		02	Callback - No Entry		
BPO-23-78	03-13-2023	AD	Addition	29,500		100		PLAN BB-009=ATTACH A 21X22			07-01-2014	SJD	9	1	00	Measure & Listed		
2016-182	06-01-2016	MS	Miscellaneous	35,000		100		INSTALL PV SOLAR SYSTEM O			04-12-2013	VGS			20	Field Review		
146	09-21-2010	MN	Maintenance	14,000		100		ROOF 30 SQUARES			08-03-2009	KP		1	00	Measure & Listed		
128	07-17-2009	RM	Remodel	4,000		100		90X54 WINDOW										
19990379	08-24-1999	RM	Remodel	2,500		100		FIN ATTIC/PLAY AREA										
13932	12-27-1995	NC	New Construct	190,000	06-17-1997	100		2STRY 28X40/GAR/PRCH										
<b>LAND LINE VALUATION SECTION</b>																		
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	RC	Primary	40,012	SF	8.75	1.00000	5	1.00	0053	2.083			1.0000	18.23	729,300	
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			729,300		

**VISION**

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1790	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	2.35				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2	11	Clapboard			B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		1,091,441
Interior Floor 2	14	Carpet	Replace Cost		34,300
Heat Fuel	02	Oil	Year Built		1,125,740
Heat Type	05	Hot Water	Effective Year Built		1996
AC Type	03	Central	Depreciation Code		2005
Bedrooms	4		Remodel Rating		A
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		16
Extra Fixtures	4		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		84
Extra Openings	1		Cns Sect Rcnld		945,600
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1790		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
SLR	Solar Panels	L	1	1050.00	2016	E	100	B	1.50	0

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,790	1,790	1,790	225.23	403,153
BSM	Basement	0	1,790	358	45.05	80,631
CTH	Cathedral Ceiling	0	396	40	22.75	9,009
FGR	Garage	0	576	230	89.93	51,802
FHS	Finished Half Story	600	1,200	600	112.61	135,135
FNS	Finished 90% Story	518	576	518	202.55	116,667
FOP	Open Porch	0	576	86	33.63	19,369
FUS	Finished Upper Story	1,200	1,200	1,200	225.23	270,270
PTO	Patio	0	484	24	11.17	5,405
Ttl Gross Liv / Lease Area		4,108	8,588	4,846		1,091,441

