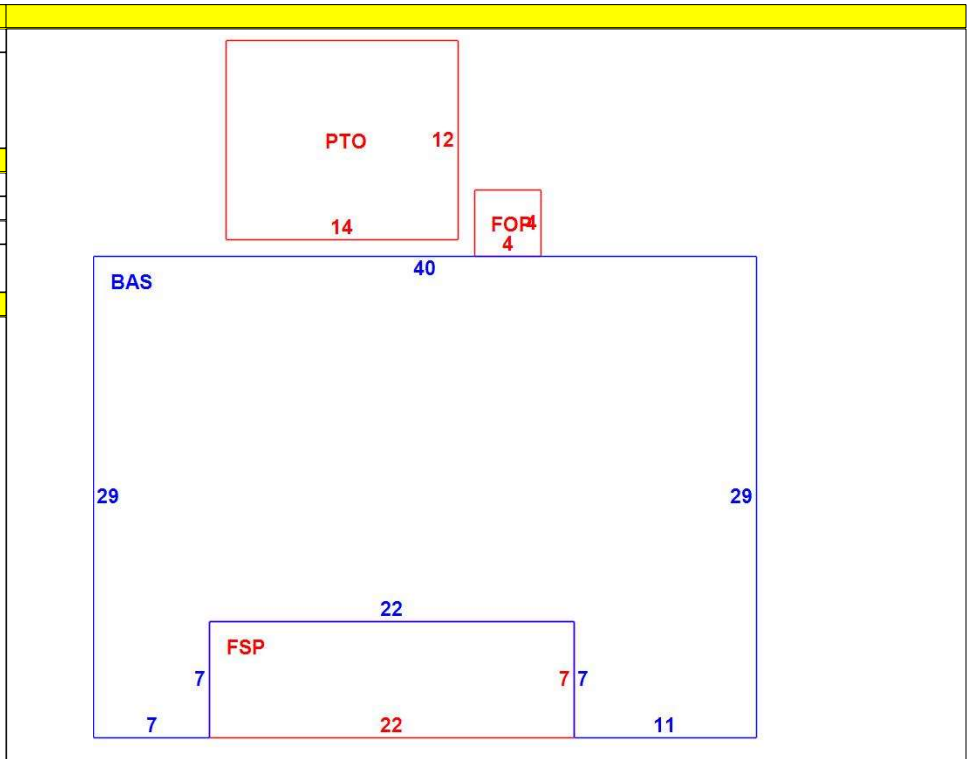


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA					
PARKER CAROL ANN PARKER SCOTT HODDER 94 SOULE AVE DUXBURY MA 02332		0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed	RESIDENTL RES LAND				1010 1010	117,800 579,100	117,800 579,100	
SUPPLEMENTAL DATA												Total		696,900		696,900			
Alt Prcl ID Scnd Home LEASED Tax Class T Tot Fin Area 984 Total Acres .54 Chapter Lan GIS ID F_872119_2831489		Cyclical 7 Exemption W District Res Exem Assoc Pid#																	
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)								
PARKER CAROL ANN			12120	0111	08-16-1993	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
											2023	1010 1010	119,700 453,900	2022	1010 1010	104,400 405,000	2021	1010 1010	103,300 286,200
											Total		573,600	Total		509,400	Total		389,500
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)					117,800				
0040										Appraised Xf (B) Value (Bldg)					0				
												Appraised Ob (B) Value (Bldg)					0		
												Appraised Land Value (Bldg)					579,100		
												Special Land Value					0		
												Total Appraised Parcel Value					696,900		
												Valuation Method					C		
												Total Appraised Parcel Value					696,900		
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				
										08-09-2023	SJD	6		20	Field Review				
										11-01-2019	SJT	10		01	Measure - No Entry				
										04-12-2013	VGS			20	Field Review				
										10-15-1999	JAS		2	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	RC	Primary	23,522 SF	13.53	1.00000	5	1.00	0040	1.820			1.0000		24.62	579,100		
Total Card Land Units					0.54	AC	Parcel Total Land Area					0.54	Total Land Value					579,100	

VISION

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	0	
Model	01	Residential	Bsmt Type	02	
Grade	03	Average	Unfin Area	0.00	Crawl
Stories	1		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2					S
Roof Structure	04	Hip	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			157,982
Interior Floor 2			Net Other Adj		8,000
Heat Fuel	03	Gas	Replace Cost		165,982
Heat Type	04	Forced Air-Duc	Year Built		1925
AC Type	01	None	Effective Year Built		1992
Bedrooms	2		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	5		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnld		117,800
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	05	Conc Block	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	0		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	1,006	1,006	1,006	150.89	151,795
FOP	Open Porch	0	16	2	18.86	302
FSP	Screened Porch	0	154	31	30.37	4,678
PTO	Patio	0	168	8	7.19	1,207
Ttl Gross Liv / Lease Area		1,006	1,344	1,047		157,982

