

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION		
JOHNSON RONALD J 42 PRISCILLA AVE DUXBURY MA 02332		0	Water	0	Subdivision	0	Average	Description	Code		Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010		587,600	587,600
				0	Light			RES LAND	1010		446,300	446,300
SUPPLEMENTAL DATA						RESIDNTL	1010	10,500	10,500			
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1287 Total Acres .17 Chapter Lan				Cyclical 7 Exemption W District Res Exem		Total		1,044,400	1,044,400			

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
JOHNSON RONALD J		40282	0274	09-01-2011	Q	I	312,000	00	Year	Code	Assessed	Year	Code	Assessed
BERGERON RLTY TRUST		17425	0034	05-05-1999	U	I	100	1F	2023	1010	452,300	2022	1010	383,100
										1010	334,400		1010	293,600
									Total		786,700	Total		676,700
									Total		623,700	Total		623,700

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	APPRAISED VALUE SUMMARY					
2024	22	22 VETERAN	400.00											
Total			400.00											
ASSESSING NEIGHBORHOOD								Appraised Bldg. Value (Card) 587,600						
Nbhd	Nbhd Name		B		Tracing		Batch		Appraised Xf (B) Value (Bldg) 0					
0040									Appraised Ob (B) Value (Bldg) 10,500					
NOTES												Appraised Land Value (Bldg) 446,300		
												Special Land Value 0		
												Total Appraised Parcel Value 1,044,400		
												Valuation Method C		
Total Appraised Parcel Value 1,044,400														

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
QPO-22-17	08-17-2022	MN	Maintenance	3,509		100	08-17-2022	WEATHERIZAITON/AIRSEALIN		05-15-2018	SJD	5		01	Measure - No Entry
2017-433	12-27-2017	BP	Bldg Permit	35,000		100		IN CONJUNCTION WITH BP-20		04-12-2013	VGS			20	Field Review
2015-157	06-05-2015	BP	Bldg Permit	30,000		100		REPLACE EXISTING ROOF WI		06-16-2011	KP		1	00	Measure & Listed
2012-272	10-17-2012	RM	Remodel	3,000		100		ADD 2X10' EXISTING 1ST FLR							
11209	05-08-1989	RM	Remodel	10,000	05-22-1990	100									

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	7,405 SF	33.11	1.00000	5	1.00	0040	1.820		1.0000	60.27	446,300	
Total Card Land Units					0.17	AC	Parcel Total Land Area					0.17	Total Land Value			446,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1287	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	02	Shed			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	3				
Half Baths	0				
Extra Fixtures	2				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1030				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1287				

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
GNR	GENERATOR	L	1	12400.00	2022	G	85	C	1.00	10,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,287	1,287	1,287	224.33	288,712
BSM	Basement	0	1,287	257	44.80	57,653
FEP	Finished Enclosed Porch	0	247	148	134.42	33,201
TQS	Three Quarter Story	965	1,287	965	168.20	216,478
Ttl Gross Liv / Lease Area		2,252	4,108	2,657		596,044

