

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MAHONEY PAUL J			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
27 MAYFLOWER RD			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	288,400	288,400	
DUXBURY MA 02332		SUPPLEMENTAL DATA			0 Light	RES LAND	1010	436,300	436,300	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1466 Total Acres .155 Chapter Lan GIS ID F_871390_2831168		Cyclical Exemption W District Res Exem Assoc Pid#			7	RESIDNTL	1010	12,300	12,300	
							Total	737,000	737,000	VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MAHONEY PAUL J		5005 0287	06-09-1981	U	I	100	1	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	278,500	2022	1010	225,000
									1010	325,600		1010	286,800
									1010	8,700		1010	8,700
							Total	612,800	Total	520,500	Total	442,700	

EXEMPTIONS			OTHER ASSESSMENTS				APPRaised VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 288,400			
									Appraised Xf (B) Value (Bldg) 0			
									Appraised Ob (B) Value (Bldg) 12,300			
									Appraised Land Value (Bldg) 436,300			
									Special Land Value 0			
									Total Appraised Parcel Value 737,000			
									Valuation Method C			
							Total Appraised Parcel Value	737,000				

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
14506	06-10-1997	NC	New Construct	60,000	03-29-1998	100		INSTALL FOUNDATION	09-20-2019	SJT	10		00	Measure & Listed
14505	06-10-1997	DM	Demolish	5,000		100		DEM 28X48 DWELLING	04-12-2013	VGS			20	Field Review
									03-26-2008	BSB		1	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	6,750 SF	35.51	1.00000	5	1.00	0040	1.820		1.0000	64.64	436,300
Total Card Land Units					0.15 AC	Parcel Total Land Area					0.15	Total Land Value			436,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1296	
Model	01	Residential	Bsmt Type	04	
Grade	04	Above Ave	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	25	Vinyl Siding	Parcel Id		C
Exterior Wall 2					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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			319,106
Interior Floor 2	14	Carpet	Net Other Adj		12,420
Heat Fuel	03	Gas	Replace Cost		331,526
Heat Type	05	Hot Water	Year Built		1997
AC Type	03	Central	Effective Year Built		2008
Bedrooms	3		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		13
Total Rooms	5		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		87
Gas Fireplaces	0		Cns Sect Rcnld		288,400
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1296		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
SHD1	Shed	L	160	21.00	1950	A	70	C	1.00	2,400
CPT	Carport	L	432	20.00	2000	A	70	C	1.00	6,000
PTO	Patio	L	475	15.00	2008	F	55	C	1.00	3,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,466	1,466	1,466	184.99	271,194
BSM	Basement	0	1,296	259	36.97	47,912
Ttl Gross Liv / Lease Area		1,466	2,762	1,725		319,106

BAS 8

16

BAS BSM

27

48

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