

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
POULET ANNE L			0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
68 BEACON ST			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	726,500	726,500	
BOSTON MA 02108			SUPPLEMENTAL DATA				0	Medium	RES LAND	1010	536,000	536,000	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4023 Total Acres 2.038 Chapter Lan GIS ID F_876617_2847579			Cyclical 5 Exemption W District Res Exem Assoc Pid#						RESIDNTL	1010	41,900	41,900	
										Total	1,304,400	1,304,400	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
POULET ANNE L		7802 0012	06-22-1987	U	I		1 1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	553,400	2022	1010	505,800	2021	1010	421,800
									1010	526,500		1010	444,700		1010	402,200
									1010	31,900		1010	31,900		1010	31,900
										Total	1,111,800	Total	982,400	Total		855,900

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										
0070														
NOTES														
										Appraised Bldg. Value (Card)	726,500			
										Appraised Xf (B) Value (Bldg)	0			
										Appraised Ob (B) Value (Bldg)	41,900			
										Appraised Land Value (Bldg)	536,000			
										Special Land Value	0			
										Total Appraised Parcel Value	1,304,400			
										Valuation Method	C			
										Total Appraised Parcel Value	1,304,400			

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
2017-269	08-18-2017	BP	Bldg Permit	15,000	04-16-2019	100		CONSTRUCT 97' OF RETAININ		03-06-2020	SJT	5		01	Measure - No Entry
BP-19-154	09-01-2016	AD		105,000	03-05-2020	100		ADDITION 1030' WITH UNFINIS		07-08-2019	SJT	5		12	Property Est. - No Access
2016-292	09-01-2016	DM	Demolish	53,000	07-12-2017	100		DEMO FIRE DAMAGED GARAG		04-16-2019	SJT	5		01	Measure - No Entry
2014-276	09-22-2014	BP	Bldg Permit	15,800	07-12-2017	100		CONSTRUCT A CONCRETE RE		04-24-2018	JLF	5		01	Measure - No Entry
109	09-07-2006	MN	Maintenance	3,500		100		ROOF		07-12-2017	JLF	5		01	Measure - No Entry
11523	04-04-1990	AD	Addition	4,000	01-01-1991	100		CONVERT POR TO LV RM		04-12-2013	VGS			20	Field Review
										04-07-2008	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	40,000 SF	8.75	1.00000	5	1.00	0070	1.389			1.0000	12.16	486,200
1	1010	Single Family	RC	Residual	1.120 AC	35,000.00	0.91428	5	1.00	0070	1.389			1.0000	1.02	49,800
					Total Card Land Units	2.04 AC	Parcel Total Land Area					2.04	Total Land Value			536,000

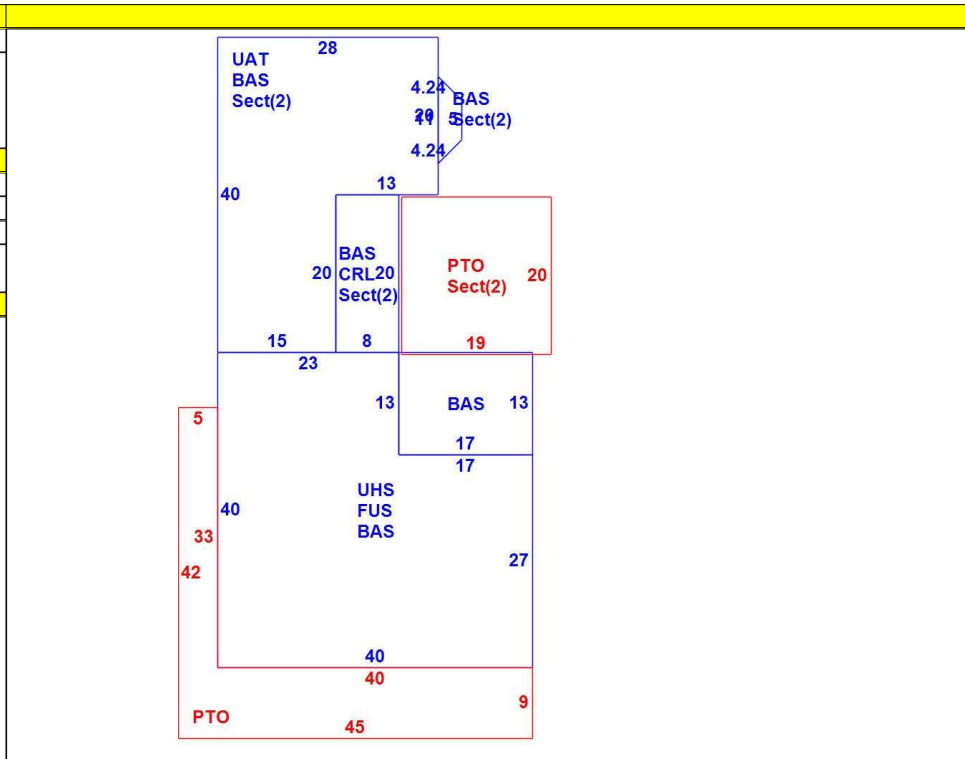
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	140	
Model	01	Residential	Bsmt Type	02	
Grade	06	Good	Unfin Area	140.00	Crawl
Stories	2.5				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil	Net Other Adj		617,795
Heat Type	06	Steam	Replace Cost		31,465
AC Type	01	None	Year Built		884,763
Bedrooms	3		Effective Year Built		1662
Full Baths	4		Depreciation Code		1997
Half Baths	0		Remodel Rating		VG
Extra Fixtures	0		Year Remodeled		
Total Rooms	6		Depreciation %		24
Bath Style	03	Modern	Functional Obsol		
Kitchen Style	03	Modern	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	1		Condition		
Extra Openings	3		Condition %		
Gas Fireplaces	0		Percent Good		76
Sq Ft Fin Bsmt	0		Cns Sect Rcnd		493,400
FBM Quality			Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	140		Misc Imp Ovr Comment		
			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	196	21.00	1980	A	70	C	1.00	2,900
FGR1	Garage - 1 Sto	L	750	52.00	2016	E	100	C	1.00	39,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,600	1,600	1,600	184.25	294,802
FUS	Finished Upper Story	1,379	1,379	1,379	184.25	254,083
PTO	Patio	0	570	29	9.37	5,343
UHS	Unfinished Half Story	0	1,379	345	46.10	63,567
Ttl Gross Liv / Lease Area		2,979	4,928	3,353		617,795



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68 BEACON ST			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	726,500	726,500	
BOSTON MA 02108			SUPPLEMENTAL DATA				0	Medium	RES LAND	1010	536,000	536,000	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4023 Total Acres 2.038 Chapter Lan GIS ID F_876617_2847579			Cyclical 5 Exemption W District Res Exem Assoc Pid#						RESIDNTL	1010	41,900	41,900	
										Total	1,304,400	1,304,400	

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										1010	31,900		1010	31,900
									Total		1,111,800	Total		982,400
									Total			Total		855,900

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
			Total					0.00

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			

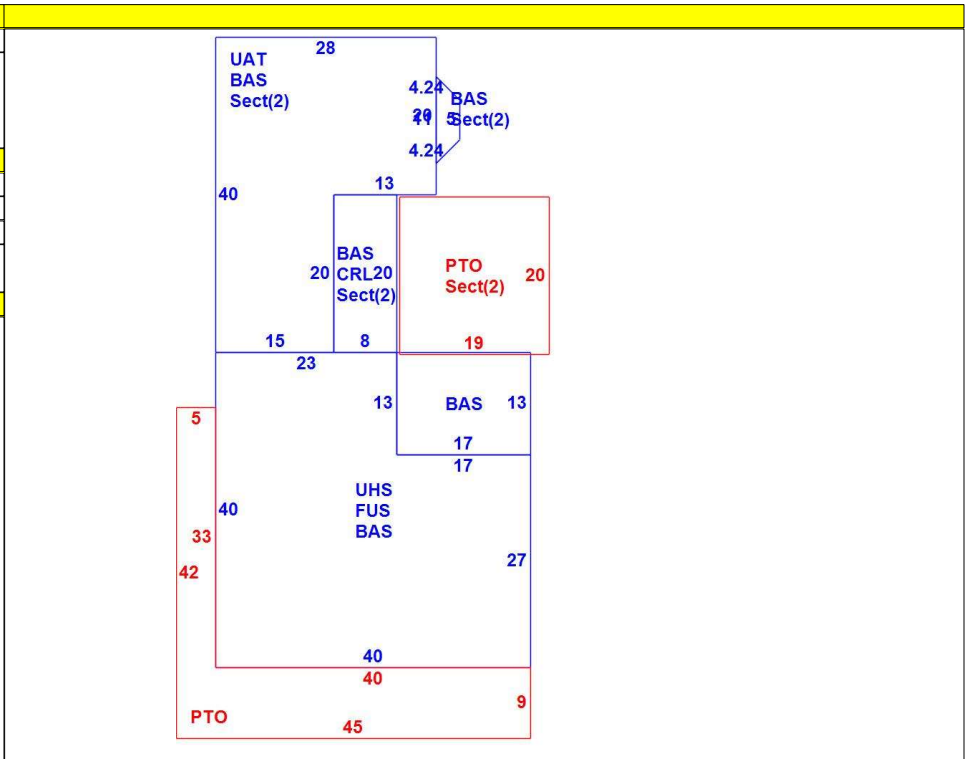
NOTES			
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APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			726,500
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			41,900
Appraised Land Value (Bldg)			536,000
Special Land Value			0
Total Appraised Parcel Value			1,304,400
Valuation Method			C
Total Appraised Parcel Value			1,304,400

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1	1010	Single Family	RC	Residual	1.120 AC	35,000.00	0.91428	5	1.00	0070	1.389		1.0000	1.02	49,800
Total Card Land Units					2.04 AC	Parcel Total Land Area					2.04	Total Land Value			536,000

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area		
Model	01	Residential	Bsmt Type	02	
Grade	06	Good	Unfin Area		Crawl
Stories	1.5				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			228,252
Interior Floor 2			Net Other Adj		7,250
Heat Fuel	02	Oil	Replace Cost		884,763
Heat Type	06	Steam	Year Built		2019
AC Type	03	Central	Effective Year Built		2020
Bedrooms	1		Depreciation Code		VG
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	1	
Total Rooms	3		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	03	Modern	Trend Factor	1.000	
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good	99	
Gas Fireplaces	0		Cns Sect Rcnd		233,100
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			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	1,044	1,044	1,044	191.49	199,912
CRL	Crawl Space	0	160	0	0.00	0
PTO	Patio	0	380	19	9.57	3,638
UAT	Unfinished Attic	0	860	129	28.72	24,702
Ttl Gross Liv / Lease Area		1,044	2,444	1,192		228,252

