

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
CLANG ANNETTE T			0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
981 UNION ST			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	208,500	208,500	
DUXBURY MA 02332			SUPPLEMENTAL DATA				RES LAND	1010	356,700	356,700			
Alt Prcl ID			Cyclical 1				RESIDNTL	1010	61,100	61,100			
Scnd Home			Exemption										
Tax Class T			W										
Tot Fin Area 1056			District										
Total Acres 1.108			Res Exem										
Chapter Lan			Assoc Pid#										
GIS ID F_857362_2853970							Total		626,300	626,300			

VISION

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
CLANG ANNETTE T	16348	0060	06-29-1998	Q	I	193,900	00	Year	Code	Assessed	Year	Code	Assessed			
BURON LINDSEY A	15312	0132	07-10-1997	U	I	100	1	2023	1010	201,400	2022	1010	162,600			
BURON DAVID M	11383	0012	10-30-1992	Q	I	168,000	00		1010	370,900		1010	305,700			
									1010	32,200		1010	32,200			
Total								604,500		Total		500,500		Total		427,700

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	208,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	61,100
Appraised Land Value (Bldg)	356,700
Special Land Value	0
Total Appraised Parcel Value	626,300
Valuation Method	C
Total Appraised Parcel Value	626,300

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
2018-226	06-12-2018	MS	Miscellaneous	10,000	05-01-2019	100		INSTALL A 16' X 20' UTILITY BL	05-01-2019	SJT	5		01	Measure - No Entry
453	09-02-2003	AD	Addition	23,000	08-25-2004	100		20 X 40 INGRND POOL	04-10-2007	BSB		1	00	Measure & Listed
156	04-25-2003	AD	Addition	5,000	08-25-2004	100		13X17 DECK						
15059	08-06-1998	NC	New Construct	2,500	06-18-1999	100		18'ABV POOL W/ DECK						

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	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.190	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0152	0.81	6,700
Total Card Land Units					1.11	AC	Parcel Total Land Area			1.11	Total Land Value			356,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	968	
Model	01	Residential	Bsmt Type	00	
Grade	05	Ave/Good	Unfin Area	0.00	N/A
Stories	1		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	25	Vinyl Siding			Owne
Exterior Wall 2	14	Wood Shingle			B
Roof Structure	03	Gable			S
Roof Cover	03	Asphalt	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	COST / MARKET VALUATION		
Interior Floor 2			Net Other Adj		283,332
Heat Fuel	02	Oil	Replace Cost		10,400
Heat Type	05	Hot Water	Year Built		293,731
AC Type	01	None	Effective Year Built		1970
Bedrooms	3		Depreciation Code		1992
Full Baths	1		Remodel Rating		A
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		44
Fireplaces	1		Condition %		44
Extra Openings	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnd		208,500
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	968		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

DCK
FSP

16

16

BAS
BSM

22

44

44

2

FOP 4
5

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	130	21.00	1997	A	70	C	1.00	1,900
SPL1	Ing Pool - Ave	L	800	64.00	2000	A	70	C	1.00	35,800
SHP	Work Shop	L	240	54.00	2019	E	100	B	1.50	19,400
WDK	Deck	L	128	21.00	2019	E	100	B	1.50	4,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,056	1,056	1,056	213.03	224,961
BSM	Basement	0	968	194	42.69	41,328
DCK	Deck	0	256	26	21.64	5,539
FOP	Open Porch	0	20	3	31.95	639
FSP	Screened Porch	0	256	51	42.44	10,865
Ttl Gross Liv / Lease Area		1,056	2,556	1,330		283,332

