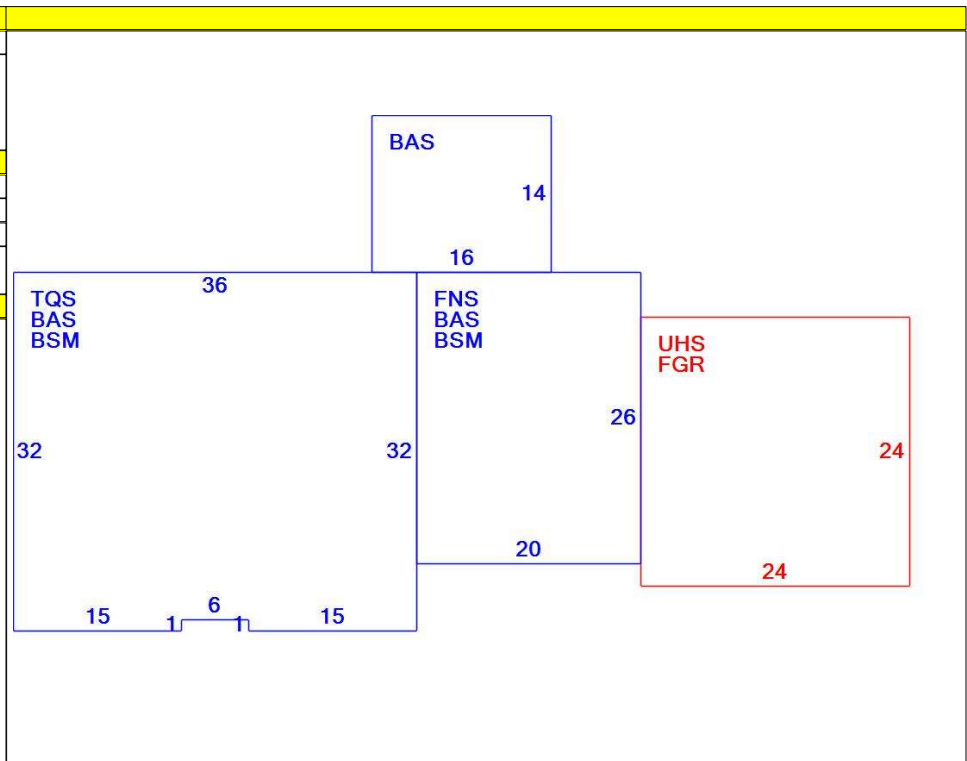


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA				
MURPHY JOANNE M TT JOANNE M MURPHY TRUST 11 BACK RIVER WAY				0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed					
DUXBURY MA 02332				0	Septic	0	Paved	0	Average	RESIDENTL	1010	683,000	683,000					
				0		0	Light			RES LAND	1010	486,400	486,400					
SUPPLEMENTAL DATA														VISION				
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3254 Total Acres .588 Chapter Lan GIS ID F_876698_2844307					Cyclical 5 Exemption W District Res Exem Assoc Pid#					Total		1,169,400	1,169,400					
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
MURPHY JOANNE M TT			55847	49	10-15-2021		U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed	
MURPHY WILLIAM P			37504	0139	07-17-2009		Q	I	620,000		00	2023	1010	520,800	2022	1010	433,800	
CLEMENT ALEXANDER M JR			13090	0282	08-18-1994		Q	I	291,000		00		1010	578,000		1010	447,000	
SOUTH RIVER HOMES INC			13090	0280	08-18-1994		Q	V	90,000		00	Total		1,098,800	Total		880,800	
		Total										Total		768,800				
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)				683,000
0080														Appraised Xf (B) Value (Bldg)				0
												Appraised Ob (B) Value (Bldg)				0		
												Appraised Land Value (Bldg)				486,400		
												Special Land Value				0		
												Total Appraised Parcel Value				1,169,400		
												Valuation Method				C		
												Total Appraised Parcel Value				1,169,400		
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	
21	02-01-2010	RM	Remodel	100,600		100		KIT,MBTHRM,DINAREA				10-07-2020	SJT	10		20	Field Review	
13089	02-09-1994	NC	New Construct	195,000	09-28-1995	100		REP PER 32X36 S FAM				04-12-2013	VGS			20	Field Review	
12906	08-09-1993	NC	New Construct	122,000	09-28-1995	100		26X36 2STFAMR/ATT/GA				09-15-2010	KP		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	PD	Primary	25,620	SF	12.63	1.00000	5	1.00	0080	1.503			1.0000	18.99	486,400	
Total Card Land Units					0.59	AC	Parcel Total Land Area					0.59	Total Land Value					486,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1666	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.85				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	02	Shed	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			774,808
Interior Floor 2			Net Other Adj		28,710
Heat Fuel	02	Oil	Replace Cost		803,517
Heat Type	05	Hot Water	Year Built		1994
AC Type	01	None	Effective Year Built		2006
Bedrooms	2		Depreciation Code		G
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		15
Total Rooms	7		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	0		Percent Good		85
Gas Fireplaces	0		Cns Sect Rcnd		683,000
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	1666		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	1,890	1,890	1,890	197.40	373,092
BSM	Basement	0	1,666	333	39.46	65,735
FGR	Garage	0	576	230	78.82	45,403
FNS	Finished 90% Story	468	520	468	177.66	92,385
TQS	Three Quarter Story	860	1,146	860	148.14	169,767
UHS	Unfinished Half Story	0	576	144	49.35	28,426
Ttl Gross Liv / Lease Area		3,218	6,374	3,925		774,808

