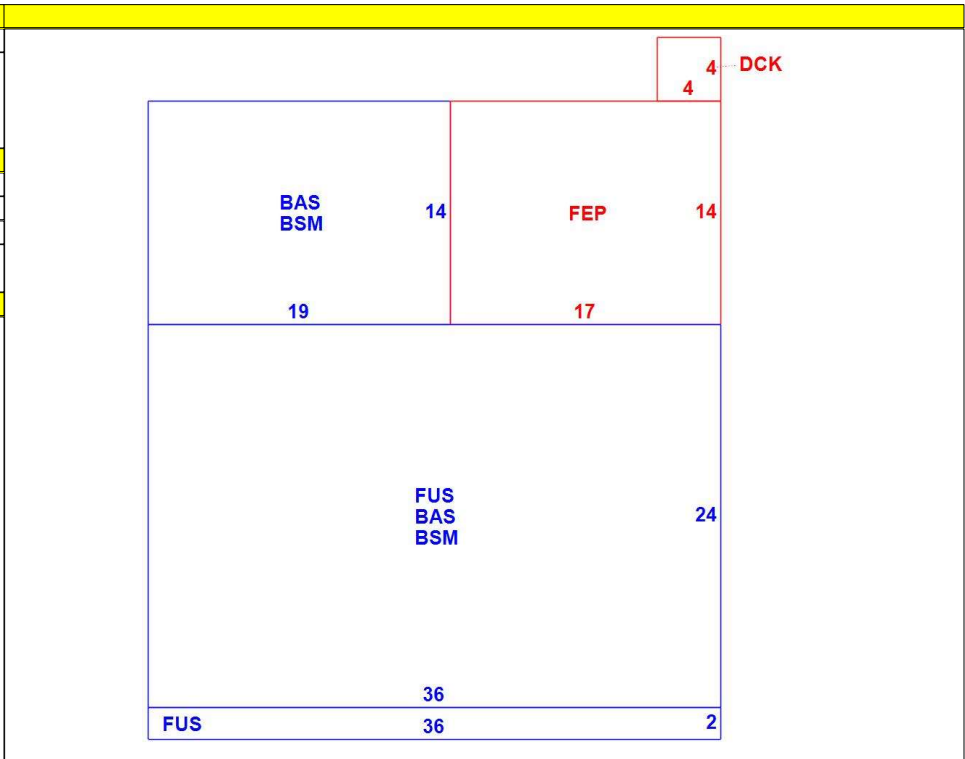


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA			
BEERS ADAM S BEERS JILLIAN P 87 DUCK HILL RD DUXBURY MA 02332				0 Water 0 No Sewer		0 Two-Way 0 Paved 0 Medium		0 Average 0 Average		Description	Code	Appraised	Assessed				
SUPPLEMENTAL DATA										RESIDENTL	1010	413,500	413,500				
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2066 Total Acres 1.028 Chapter Lan GIS ID F_877030_2846900										RES LAND	1010	491,600	491,600				
										RESIDENTL	1010	2,800	2,800				
										Total		907,900	907,900				
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)			
BEERS ADAM S WHEATLEY STANLEY W JONES SCOTT R				51718 323 12003 333 9277 292		09-30-2019 07-01-1993 08-01-1989		Q I Q I Q I		655,000 00 265,000 00 265,000 00		Year	Code	Assessed	Year	Code	Assessed
												2023	1010	296,200	2022	1010	281,200
													1010	480,200		1010	405,200
				Total								Total		776,400	Total		686,400
												Total		620,300			
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 VALUE SUMMARY							
										Appraised Bldg. Value (Card) 413,500							
										Appraised Xf (B) Value (Bldg) 0							
										Appraised Ob (B) Value (Bldg) 2,800							
										Appraised Land Value (Bldg) 491,600							
										Special Land Value 0							
										Total Appraised Parcel Value 907,900							
										Valuation Method C							
										Total Appraised Parcel Value 907,900							
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		
BPO-22-425 13426	12-14-2022 09-22-1994	BP NC	Bldg Permit New Construct	33,800 3,500	05-02-2023	100 100		Construct a 14x16 sf sunroom on REM&REP 14X17 DECK		05-02-2023	SJT	5		01	Measure - No Entry		
										05-14-2020	SJD	9		20	Field Review		
										04-12-2013	VGS			20	Field Review		
										03-07-2008	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			12.16	486,200		
1	1010	Single Family	RC	Residual	0.110 AC	35,000.00	1.00000	5	1.00	0070	1.389			1.12	5,400		
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value				491,600	

**VISION**

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1130	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		500,212
Interior Floor 2			Replace Cost		23,270
Heat Fuel	02	Oil	Year Built		523,481
Heat Type	05	Hot Water	Effective Year Built		1983
AC Type	03	Central	Depreciation Code		2000
Bedrooms	4		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		21
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnld		413,500
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	3		Cost to Cure Ovr		
Bsmt Area	1130		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
PTO	Patio	L	270	15.00	2022	A	70	C	1.00	2,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,130	1,130	1,130	205.26	231,940
BSM	Basement	0	1,130	226	41.05	46,388
DCK	Deck	0	16	2	25.66	411
FEP	Finished Enclosed Porch	0	238	143	123.33	29,352
FUS	Finished Upper Story	936	936	936	205.26	192,121
Ttl Gross Liv / Lease Area		2,066	3,450	2,437		500,212

