

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
WILLIAMSON RAFAEL M		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
WILLIAMSON KIMBERLY A		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	411,300	411,300	
95 DUCK HILL RD		SUPPLEMENTAL DATA			0	Medium	RES LAND	1010	517,800	517,800		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1976 Total Acres 1.568 Chapter Lan GIS ID F_877145_2846749			Cyclical 5 Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	2,600	2,600		
									Total	931,700	931,700	<b>VISION</b>

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
WILLIAMSON RAFAEL M		53251 13	08-14-2020	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
WILLIAMSON RAFAEL M		48781 0035	08-10-2017	Q	I	775,000	00	2023	1010	439,200	2022	1010	389,000	2021	1010	384,300					
HERRICK HAROLD III & LINDA G		33196 0008	08-15-2006	Q	I	1,007,500	00		1010	553,400		1010	467,000		1010	422,400					
SIRVA RELOCATION CREDIT LLC		33196 0002	08-15-2006	U	I	1,007,500	1		1010	1,800		1010	1,800		1010	1,800					
GOING MICHAEL P & JOANNA E		19263 0262	01-16-2001	U	I	335,000	1	Total									994,400	Total	857,800	Total	808,500

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

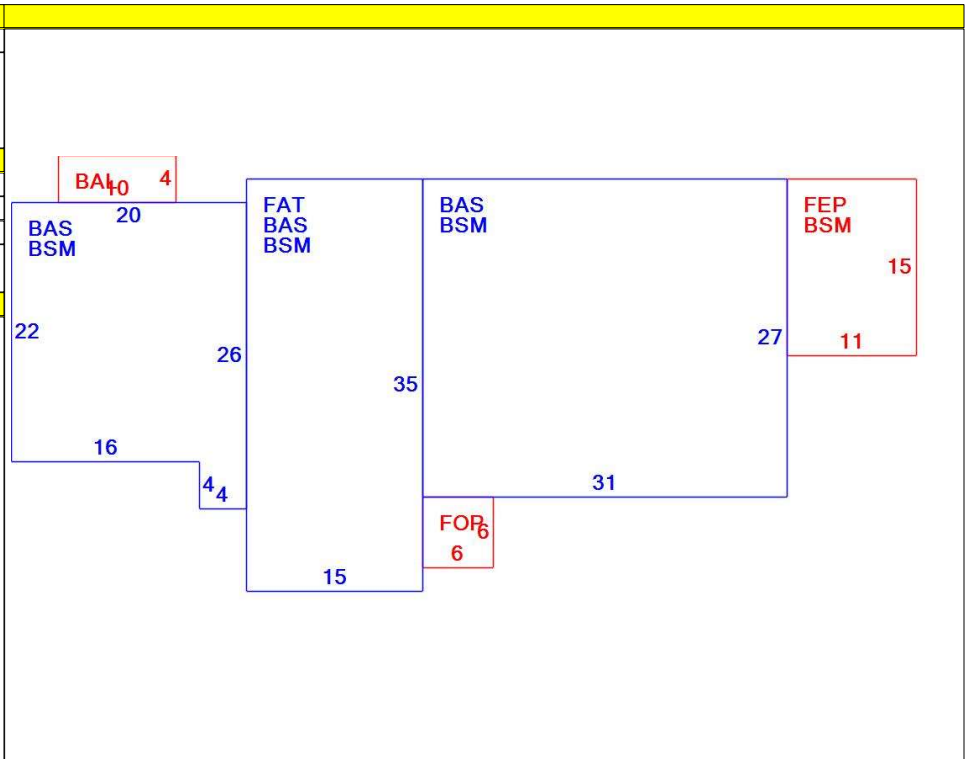
APPRAISED VALUE SUMMARY														
Appraised Bldg. Value (Card)										411,300				
Appraised Xf (B) Value (Bldg)										0				
Appraised Ob (B) Value (Bldg)										2,600				
Appraised Land Value (Bldg)										517,800				
Special Land Value										0				
Total Appraised Parcel Value										931,700				
Valuation Method										C				
Total Appraised Parcel Value										931,700				

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
20010355	09-04-2001	AD	Addition	25,000	08-04-2003	100		1 STY AD 22.3'X20'		12-12-2017	SJD	9	1	00	Measure & Listed
20010202	06-01-2001	RM	Remodel	20,000	11-16-2001	100		DECK&SCREENED PORCH		04-12-2013	VGS			20	Field Review
20010119	04-12-2001	RM	Remodel	130,000	11-16-2001	100		INTERIOR & EXTERIOR		02-09-2010	K/D		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	0.650 AC	35,000.00	1.00000	5	1.00	0070	1.389			1.0000		1.12	31,600
Total Card Land Units					1.57	AC	Parcel Total Land Area				1.57	Total Land Value				517,800	

**CONSTRUCTION DETAIL**      **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1983	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.25				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			474,289
Interior Floor 2			Net Other Adj		89,175
Heat Fuel	02	Oil	Replace Cost		563,463
Heat Type	04	Forced Air-Duc	Year Built		1950
AC Type	03	Central	Effective Year Built		1994
Bedrooms	4		Depreciation Code		G
Full Baths	4		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		27
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	1		Percent Good		73
Gas Fireplaces	0		Cns Sect Rcnld		411,300
Sq Ft Fin Bsmt	1500		Dep % Ovr		
FBM Quality	05	Living Area	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1983		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
PTO	Patio	L	250	15.00	2000	A	70	C	1.00	2,600

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAL	Balcony	0	40	4	19.12	765
BAS	First Floor	1,818	1,818	1,818	191.17	347,543
BSM	Basement	0	1,983	397	38.27	75,894
FAT	Finished Attic	158	525	158	57.53	30,205
FEP	Finished Enclosed Porch	0	165	99	114.70	18,926
FOP	Open Porch	0	36	5	26.55	956
Ttl Gross Liv / Lease Area		1,976	4,567	2,481		474,289

