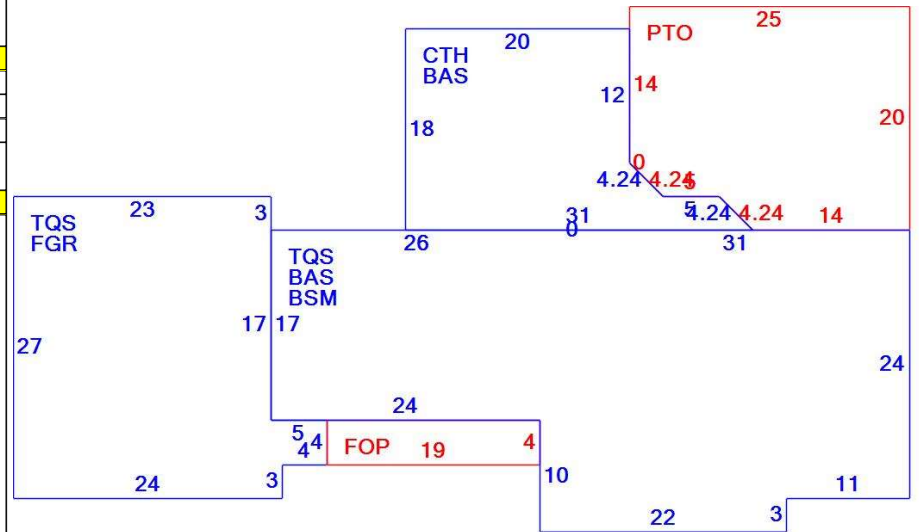


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA								
HOFFMAN STEPHEN J HOFFMAN IRENE M 254 HARRISON ST DUXBURY MA 02332				0 Water 0 No Sewer		0 Arterial 0 Paved 0 Heavy		0 Average 0 Average		Description	Code	Appraised	Assessed									
										RESIDNTL	1010	578,300	578,300	<b>VISION</b>								
										RES LAND	1010	531,900	531,900									
<b>SUPPLEMENTAL DATA</b>																						
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3092 Total Acres 1.028 Chapter Lan GIS ID F_877396_2840832				Cyclical 5 Exemption W District Res Exem Assoc Pid#																		
										Total		1,110,200	1,110,200									
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
HOFFMAN STEPHEN J STRAWBRIDGE ANDREW V		45129 0089 37230 0015		01-09-2015 05-21-2009		Q I Q I				770,000 00 750,000 00				Year	Code	Assessed	Year	Code	Assessed			
														2023	1010 1010	431,200 632,600	2022	1010 1010	359,400 487,700	2021	1010 1010	339,600 406,400
										Total		1,063,800	Total	847,100	Total	746,000						
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							<b>APPRAISED VALUE SUMMARY</b>									
												Appraised Bldg. Value (Card) 578,300										
												Appraised Xf (B) Value (Bldg) 0										
												Appraised Ob (B) Value (Bldg) 0										
												Appraised Land Value (Bldg) 531,900										
												Special Land Value 0										
												Total Appraised Parcel Value 1,110,200										
												Valuation Method C										
										Total Appraised Parcel Value		1,110,200										
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-20-220	09-25-2020	MN	Maintenance	10,000		100		Minor carpentry & new drywall up		06-04-2015	SJD	9	1	07	Measure - Info @ Door							
QP-20-53	07-17-2020	MN	Maintenance	15,000		100		Reshingle 12sq of rubber roofing.		04-12-2013	VGS			20	Field Review							
61	05-04-2010	MN	Maintenance	20,000		100		REPL SIDING&4 WINDOW		03-13-2013	AO	6	6	30	Quality Control							
										06-15-2010	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	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0080	1.503			1.0002	13.15	526,100						
1	1010	Single Family	RC	Residual	0.110 AC	35,000.00	1.00000	5	1.00	0080	1.503			1.0000	1.21	5,800						
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value		531,900								

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1266	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	5				
Full Baths	3				
Half Baths	0				
Extra Fixtures	2				
Total Rooms	9				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1266				

CONDO DATA				
Parcel Id		C	Own	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				
COST / MARKET VALUATION				
Net Other Adj			751,613	
Replace Cost			29,870	
Year Built			781,482	
Effective Year Built			1955	
Depreciation Code			1995	
Remodel Rating			G	
Year Remodeled				
Depreciation %			26	
Functional Obsol				
External Obsol				
Trend Factor			1.000	
Condition				
Condition %				
Percent Good			74	
Cns Sect Rcnld			578,300	
Dep % Ovr				
Dep Ovr Comment				
Misc Imp Ovr				
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprc Value	
BAS	First Floor	1,659	1,659	1,659	204.46	339,207	
BSM	Basement	0	1,266	253	40.86	51,730	
CTH	Cathedral Ceiling	0	393	39	20.29	7,974	
FGR	Garage	0	644	258	81.91	52,752	
FOP	Open Porch	0	76	11	29.59	2,249	
PTO	Patio	0	467	23	10.07	4,703	
TQS	Three Quarter Story	1,433	1,910	1,433	153.40	292,998	
Ttl Gross Liv / Lease Area		3,092	6,415	3,676		751,613	

