

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION
VENTURELLI PETER J			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	
VENTURELLI CATHERINE A			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	517,900	517,900	
6 POWDER POINT AVE				0 Medium	0 Bay Vw	RES LAND	1010	1,286,100	1,286,100	
SUPPLEMENTAL DATA										
Alt Prcl ID				Cyclical		8				
Scnd Home				Exemption						
Tax Class T				W						
Tot Fin Area 2664				District						
Total Acres .16				Res Exem						
Chapter Lan				Assoc Pid#						
GIS ID F_881147_2843742						Total 1,804,000 1,804,000				

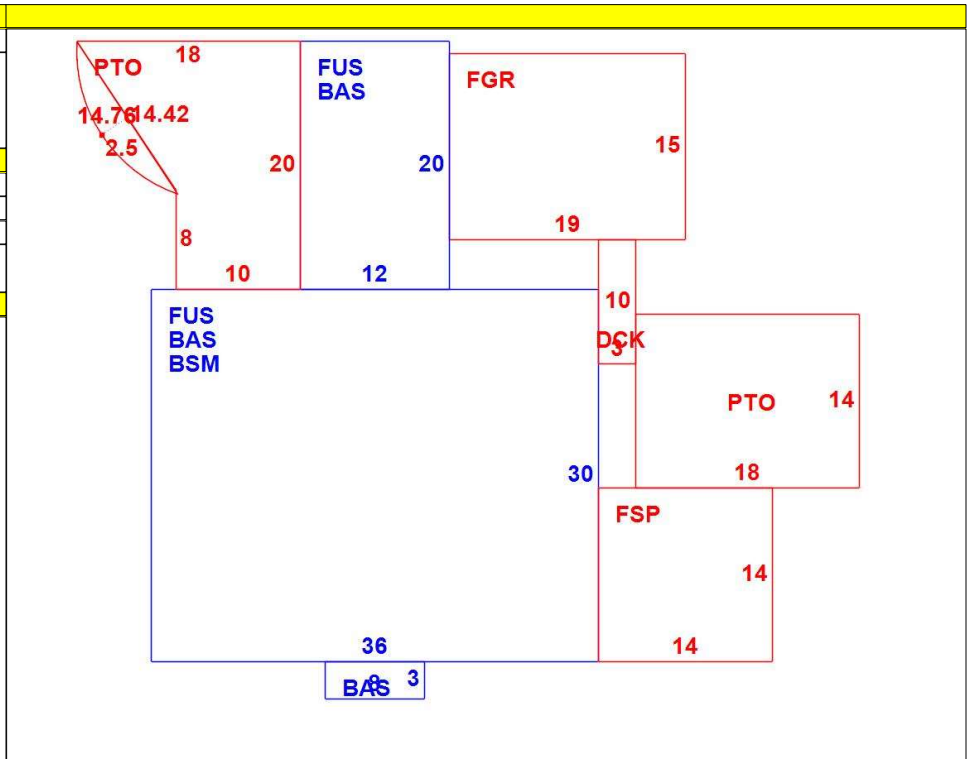
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
VENTURELLI PETER J		44423 0211	06-16-2014	Q	I	1,050,000	00	Year	Code	Assessed	Year	Code	Assessed
HUTCHINSON JAMES S & LUCY H		24348 0050	02-28-2003	Q	I	932,000	00	2023	1010	514,200	2022	1010	462,800
BURKE TRACEY L		22905 0340	09-20-2002	U	I	1	1F		1010	1,129,100		1010	882,900
BURKE JOHN N		19032 0002	11-01-2000	Q	I	640,000	00	Total		1,643,300	Total		1,345,700
								Total		1,181,900	Total		1,181,900

EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor				
Total			0.00						Appraised Bldg. Value (Card) 517,900				
									Appraised Xf (B) Value (Bldg) 0				
									Appraised Ob (B) Value (Bldg) 0				
									Appraised Land Value (Bldg) 1,286,100				
									Special Land Value 0				
									Total Appraised Parcel Value 1,804,000				
									Valuation Method C				
									Total Appraised Parcel Value 1,804,000				

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
QP-20-25	06-04-2020	MN	Maintenance	25,116		100		Strip and re-roof	03-12-2020	SJT	5		00	Measure & Listed
BP-19-236	07-17-2019	BP		6,300	02-20-2020	100		DECKS 3.35'X9.5' AND 3.25 X 6.	05-01-2018	JLF	5		01	Measure - No Entry
2017-133	05-03-2017	DM	Demolish	110,000	05-01-2018	100		DEMO EXISTING UTILITY ADDI	04-15-2015	SJD	9		01	Measure - No Entry
128	08-16-2010	MN	Maintenance	5,000		100		RESIDE 2 SIDES OF DW	04-12-2013	VGS			20	Field Review
77	03-08-2002	MN	Maintenance	3,000		100		REROOF	07-30-2001	K+D		1	00	Measure & Listed
20000447	11-09-2000	RM	Remodel	10,000	07-30-2001	100		LAUNDRY/KITCHEN/MUD						

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	6,970 SF	34.66	1.00000	5	1.00	0130	4.259		V125	1.2500	184.52	1,286,100	
Total Card Land Units					0.16 AC	Parcel Total Land Area					0.16	Total Land Value					1,286,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1080	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Own
Exterior Wall 2					B
					S
Roof Structure	04	Hip	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	Net Other Adj		652,330
Interior Floor 2			Replace Cost		29,120
Heat Fuel	03	Gas	Year Built		681,448
Heat Type	05	Hot Water	Effective Year Built		1810
AC Type	03	Central	Depreciation Code		1997
Bedrooms	4		Remodel Rating		VG
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		24
Extra Fixtures	0		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		76
Extra Openings	3		Cns Sect Rcnd		517,900
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	03	Stone	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1080		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	1,344	1,344	1,344	213.04	286,326
BSM	Basement	0	1,080	216	42.61	46,017
DCK	Deck	0	30	3	21.30	639
FGR	Garage	0	285	114	85.22	24,287
FSP	Screened Porch	0	196	39	42.39	8,309
FUS	Finished Upper Story	1,320	1,320	1,320	213.04	281,213
PTO	Patio	0	525	26	10.55	5,539
Ttl Gross Liv / Lease Area		2,664	4,780	3,062		652,330

