

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>			
STARR SHERMAN H TT & ARDEA RE C/O SULLIVAN MARJORIE 51 COMMONWEALTH AVE UNIT H  BOSTON MA 02116		0	Water	0	Two-Way	0	Average	Description	Code		Appraised	Assessed	
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010		5,248,000	5,248,000	
		SUPPLEMENTAL DATA		0		Medium			RES LAND		1010	3,517,800	3,517,800
		Alt Prcl ID		Cyclical		8		RESIDNTL	1010	248,500	248,500		
		Scnd Home 500625		Exemption		W		Total				9,014,300	9,014,300
		Tax Class T		District		W							
		Tot Fin Area 9357		Res Exem									
		Total Acres 2.918		Assoc Pid#									
		Chapter Lan											
		GIS ID F_885946_2843371											

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
STARR SHERMAN H TT & ARDEA REALT LEITZES STANLEY & JOAN TT		46259	31	11-10-2015	U	I	4,650,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
		18982	186	10-18-2000	U	I	100	1F	2023	1010	5,063,800	2022	1010	4,525,800	2021	1010	2,459,100		
										1010	3,262,000			1010	2,779,600			1010	2,458,800
										1010	175,200			1010	209,200			1010	207,100
		Total								8,501,000	Total		7,514,600	Total		5,125,000			

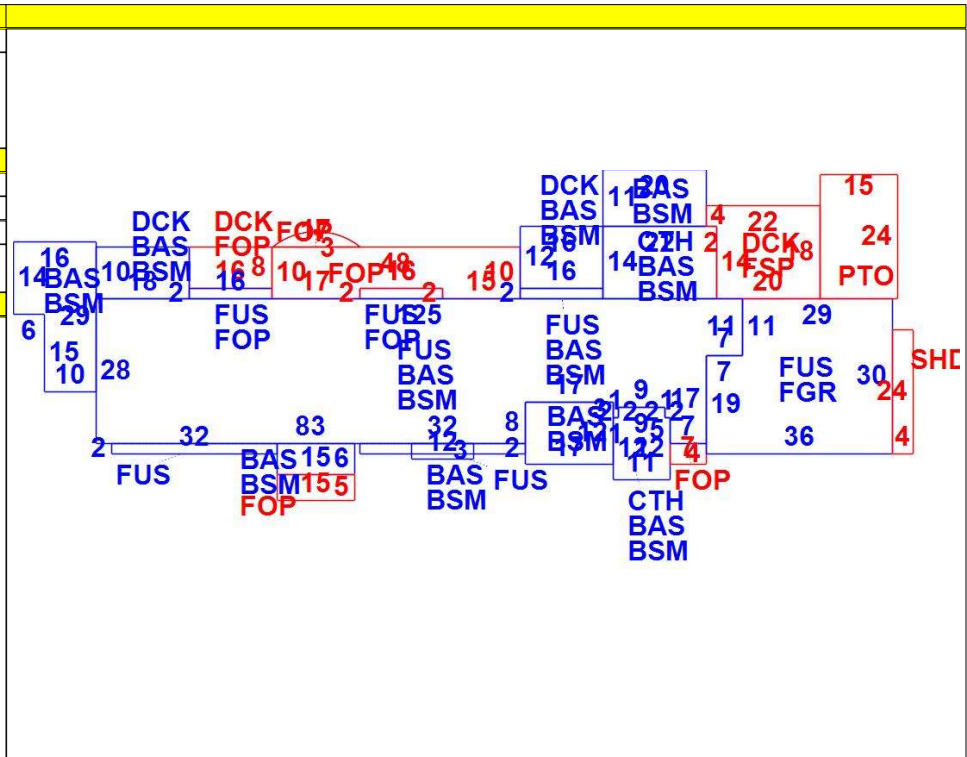
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
			Total				0.00											

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY								
Nbhd	Nbhd Name	B		Tracing		Batch						
0130												
NOTES								Appraised Bldg. Value (Card)				5,248,000
BOH, SEPTIC WAS DESIGNED FOR A 10 BEDROOM DWELLING SEE #2016-42								Appraised Xf (B) Value (Bldg)				0
								Appraised Ob (B) Value (Bldg)				248,500
								Appraised Land Value (Bldg)				3,517,800
								Special Land Value				0
								Total Appraised Parcel Value				9,014,300
								Valuation Method				C
								Total Appraised Parcel Value				9,014,300

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	
2019-92	03-27-2019	BP	Bldg Permit	150,000	01-02-2020	100	01-02-2020	4' X 120' PILE PIER WITH A 6' X	02-23-2022	SJD	0	9	00	Measure & Listed	
2017-359	11-03-2017	MS	Miscellaneous	40,740	06-01-2018	100		REPLACE 10 FT FENCE AT TE	01-02-2020	SJT	10		00	Measure & Listed	
2017-186	06-12-2017	MS	Miscellaneous	30,000	06-01-2018	100		INSTALL 6 SPLIT SYSTEM A/C	06-01-2018	JLF	5		01	Measure - No Entry	
2017-172	05-22-2017	BP	Bldg Permit	100,800	06-01-2018	100		INGRD GUNITE HEATED POOL	09-27-2017	JLF			01	Measure - No Entry	
2017-130	05-03-2017	NC	New Construct	82,000	06-01-2018	100		CONSTRUCT A 11.5' X 26' POO	06-05-2017	JLF	5		06	Inspection Only	
2017-35	02-01-2017	BP	Bldg Permit	113,000	06-01-2018	100		ELEVATE EXISTING BOATHOU	05-25-2016	SJD	9		01	Measure - No Entry	
2016-266	08-10-2016	NC	New Construct	1,935,000	06-01-2018	100		SINGLE FAM DWELLING 1FT F	04-12-2013	VGS			20	Field Review	

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	0130	4.259	W225	2.2500	83.85	3,354,100
1	1010	Single Family	RC	Residual	1.286	AC	35,000.00	0.82193	5	1.00	0130	4.259		1.0000	2.81	157,600
1	1010	Single Family	WP	Undevelop	0.720	AC	2,000.00	1.00000	0	1.00	0130	4.259		1.0000	0.19	6,100
Total Card Land Units					2.92	AC	Parcel Total Land Area					2.92	Total Land Value			3,517,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	20	Mansion	Bsmt Area	4958	
Model	01	Residential	Bsmt Type	04	
Grade	16	Estate	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	10	Wood Shingle	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		5,195,897
Interior Floor 2			Replace Cost		387,100
Heat Fuel	03	Gas	Year Built		5,582,998
Heat Type	04	Forced Air-Duc	Effective Year Built		2016
AC Type	03	Central	Depreciation Code		2015
Bedrooms	10		Remodel Rating		A
Full Baths	8		Year Remodeled		6
Half Baths	2		Depreciation %		
Extra Fixtures	4		Functional Obsol		
Total Rooms	16		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		94
Extra Openings	1		Cns Sect Rcnld		5,248,000
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	2700		Dep Ovr Comment		
FBM Quality	05	Living Area	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	4958		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
TEN	Tennis Court	L	1	48500.00	1985	A	70	C	1.00	34,000
BOAT	Boat House	L	460	80.00	1980	A	70	B	1.50	38,600
DCK1	Residential	L	532	58.00	2019	A	70	A	2.00	43,200
SHD1	Shed	L	100	21.00	2017	A	70	B	1.50	2,200
SPL2	Ing Pool-Good	L	800	89.00	2017	A	70	B	1.50	74,800
PHS	Pool House	L	312	143.00	2017	A	70	C	1.00	31,200
FOP	Open Porch	L	208	35.00	2017	A	70	B	1.50	7,600
GNC	GENERATOR	L	1	24100.00	2019	A	70	C	1.00	16,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	4,958	4,958	4,958	467.01	2,315,411
BSM	Basement	0	4,958	992	93.44	463,269
CTH	Cathedral Ceiling	0	458	46	46.90	21,482
DCK	Deck	0	868	87	46.81	40,629
FGR	Garage	0	1,003	401	186.71	187,269
FOP	Open Porch	0	778	117	70.23	54,640
FSP	Screened Porch	0	368	74	93.91	34,558
FUS	Finished Upper Story	4,399	4,399	4,399	467.01	2,054,355
PTO	Patio	0	360	18	23.35	8,406
SHD	Attached Shed	0	96	34	165.40	15,878
Ttl Gross Liv / Lease Area		9,357	18,246	11,126		5,195,897

