

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
OREGAN THOMAS			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
OREGAN JOANNE			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	576,400	576,400
PO BOX 1203				0 Medium		RES LAND	1010	1,478,600	1,478,600
DUXBURY MA 02331		SUPPLEMENTAL DATA				RESIDNTL	1010	3,400	3,400
Alt Prcl ID		Cyclical 8			905 DUXBURY, MA <h1 style="text-align: center;">VISION</h1>				
Scnd Home		Exemption							
Tax Class T		W							
Tot Fin Area 3545		District							
Total Acres .887		Res Exem							
Chapter Lan		Assoc Pid#			Total 2,058,400 2,058,400				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
OREGAN THOMAS		10408 0326	08-01-1991	Q	I	218,000	00	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	576,400	2022	1010	518,600
									1010	1,367,800		1010	896,800
											2021	1010	448,100
												1010	832,100
								Total		1,944,200	Total		1,415,400
								Total			Total		1,280,200

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				
									Appraised Bldg. Value (Card) 576,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 3,400 Appraised Land Value (Bldg) 1,478,600 Special Land Value 0 Total Appraised Parcel Value 2,058,400 Valuation Method C				
Total			0.00						Total Appraised Parcel Value 2,058,400				
ASSESSING NEIGHBORHOOD						VISIT / CHANGE HISTORY							
Nbhd	Nbhd Name		B	Tracing		Batch		Date	Id	Type	Is	Cd	Purpose/Result
0130								05-17-2023	SJD	10		01	Measure - No Entry
								04-12-2013	VGS			20	Field Review
								07-02-2008	BSB			01	Measure - No Entry

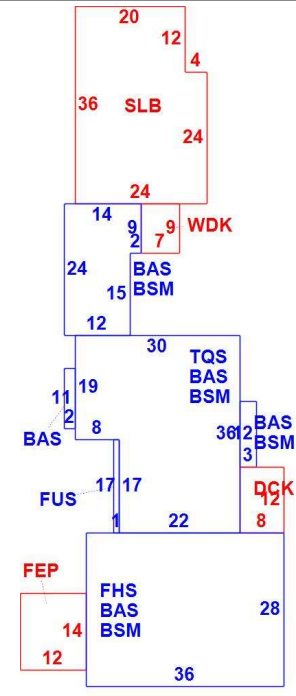
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
12061	10-11-1991	RM	Remodel	138,000	07-26-1999	100		MAJOR RECONSTRUCTION		05-17-2023	SJD	10		01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										07-02-2008	BSB			01	Measure - No Entry

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	38,650 SF	8.98	1.00000	5	1.00	0130	4.259			1.0000	38.26 1,478,600	
Total Card Land Units					0.89 AC	Parcel Total Land Area					0.89	Total Land Value 1,478,600				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	2294	
Model	01	Residential	Bsmt Type	00	
Grade	06	Good	Unfin Area	0.00	N/A
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	01	None			
Bedrooms	4				
Full Baths	3				
Half Baths	2				
Extra Fixtures	0				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	03	Stone			
Bsmt Garage	0				
Bsmt Area	2294				

CONDO DATA			
Parcel Id		C	Own
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Net Other Adj	727,929
Replace Cost	30,450
Year Built	758,379
Effective Year Built	1812
Depreciation Code	1997
Remodel Rating	VG
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnd	576,400
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
SHD1	Shed	L	192	21.00	2010	G	85	C	1.00	3,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,316	2,316	2,316	176.64	409,096
BSM	Basement	0	2,294	459	35.34	81,077
DCK	Deck	0	96	10	18.40	1,766
FEP	Finished Enclosed Porch	0	168	101	106.19	17,841
FHS	Finished Half Story	504	1,008	504	88.32	89,026
FUS	Finished Upper Story	17	17	17	176.64	3,003
SLB	Slab	0	816	0	0.00	0
TQS	Three Quarter Story	708	944	708	132.48	125,060
WDK	Deck	0	63	6	16.82	1,060
Ttl Gross Liv / Lease Area		3,545	7,722	4,121		727,929

