

| CURRENT OWNER | | TOPO | | UTILITIES | | STRT / ROAD | | LOCATION | | CURRENT ASSESSMENT | | | | 905 DUXBURY, MA VISION | | | | | | | |
|---|------------|--------------------------|-------------|--|------------|---|------------------------|---|--------|--------------------|------------|--------------------------------|------------------|---|-----------|-----------------------|------------|-----------|----------|-----------|---------|
| DELIA STEPHEN DELIA LISA R 42 PETERSON RD DUXBURY MA 02332 | | 0 | Water | 0 | Two-Way | 0 | Average | Description | Code | Appraised | Assessed | | | | | | | | | | |
| | | 0 | No Sewer | 0 | Paved | 0 | Average | RESIDNTL | 1010 | 841,400 | 841,400 | | | | | | | | | | |
| | | SUPPLEMENTAL DATA | | Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3894 Total Acres .695 Chapter Lan GIS ID F_884459_2842906 | | Cyclical Exemption W District Res Exem Assoc Pid# | | RES LAND | 1010 | 1,413,800 | 1,413,800 | | | | | | | | | | |
| | | | | | | | | RESIDNTL | 1010 | 77,700 | 77,700 | | | | | | | | | | |
| | | | | | | | | Total | | 2,332,900 | 2,332,900 | | | | | | | | | | |
| RECORD OF OWNERSHIP | | BK-VOL/PAGE | | SALE DATE | | Q/U V/I | | SALE PRICE | | VC | | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | | | |
| DELIA STEPHEN | | 16321 | 0031 | 06-23-1998 | | Q | I | 485,000 | | 00 | Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed | | |
| | | | | | | | | | | | | 2023 | 1010 | 638,900 | 2022 | 1010 | 531,700 | 2021 | 1010 | 489,800 | |
| | | | | | | | | | | | | | | 1010 | 1,305,500 | | | 1010 | 857,400 | 1010 | 785,400 |
| | | | | | | | | | | | | | | 1010 | 48,300 | | | 1010 | 48,300 | 1010 | 48,300 |
| | | Total | | | | | | | | | | Total | | 1,992,700 | Total | | 1,437,400 | Total | | 1,323,500 | |
| 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) | | | | 841,400 | | | | | |
| | | | | | | | | | | | | Appraised Xf (B) Value (Bldg) | | | | 0 | | | | | |
| | | | | | | | | | | | | Appraised Ob (B) Value (Bldg) | | | | 77,700 | | | | | |
| | | | | | | | | | | | | Appraised Land Value (Bldg) | | | | 1,413,800 | | | | | |
| | | | | | | | | | | | | Special Land Value | | | | 0 | | | | | |
| | | | | | | | | | | | | Total Appraised Parcel Value | | | | 2,332,900 | | | | | |
| | | | | | | | | | | | | Valuation Method | | | | C | | | | | |
| | | | | | | | | | | | | Total Appraised Parcel Value | | | | 2,332,900 | | | | | |
| 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 | | | | | |
| 2000357 | 09-19-2000 | RM | Remodel | 60,000 | 09-08-2004 | 100 | | DEM/REBLD KIT/BTH | | | 05-30-2023 | SJD | 10 | 1 | 07 | Measure - Info @ Door | | | | | |
| | | | | | | | | | | | 04-12-2013 | VGS | | | 20 | Field Review | | | | | |
| | | | | | | | | | | | 02-21-2004 | 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 | 30,280 SF | 10.96 | 1.00000 | 5 | 1.00 | 0130 | 4.259 | | | 1.0000 | | 46.69 | 1,413,800 | | | | |
| Total Card Land Units | | | | | 0.70 | AC | Parcel Total Land Area | | | | | 0.70 | Total Land Value | | | | | 1,413,800 | | | |

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

| Element | Cd | Description | Element | Cd | Description |
|------------------|------|--------------|--------------------------------|------|-------------|
| Style | 04 | Cape Cod | Bsmt Area | 2798 | |
| Model | 01 | Residential | Bsmt Type | 04 | |
| Grade | 07 | Very Good | Unfin Area | 0.00 | Full |
| Stories | 1.75 | | | | |
| Occupancy | 1 | | CONDO DATA | | |
| Exterior Wall 1 | 14 | Wood Shingle | Parcel Id | | C |
| Exterior Wall 2 | | | | | B |
| Roof Structure | 03 | Gable | Adjust Type | Code | Description |
| Roof Cover | 10 | Wood Shingle | | | Factor% |
| Interior Wall 1 | 05 | Drywall | Condo Flr | | |
| Interior Wall 2 | | | Condo Unit | | |
| Interior Floor 1 | 12 | Hardwood | COST / MARKET VALUATION | | |
| Interior Floor 2 | | | Net Other Adj | | 1,041,757 |
| Heat Fuel | 02 | Oil | Replace Cost | | 36,960 |
| Heat Type | 05 | Hot Water | Year Built | | 1,078,716 |
| AC Type | 03 | Central | Effective Year Built | | 1950 |
| Bedrooms | 4 | | Depreciation Code | | 1999 |
| Full Baths | 3 | | Remodel Rating | | VG |
| Half Baths | 1 | | Year Remodeled | | |
| Extra Fixtures | 2 | | Depreciation % | | 22 |
| Total Rooms | 9 | | Functional Obsol | | |
| Bath Style | 02 | Average | External Obsol | | |
| Kitchen Style | 02 | Average | Trend Factor | | 1.000 |
| Extra Kitchens | 0 | | Condition | | |
| Fireplaces | 2 | | Condition % | | |
| Extra Openings | 0 | | Percent Good | | 78 |
| Gas Fireplaces | 0 | | Cns Sect Rcnd | | 841,400 |
| Sq Ft Fin Bsmt | 0 | | Dep % Ovr | | |
| FBM Quality | | | Dep Ovr Comment | | |
| Foundation | 05 | Conc Block | Misc Imp Ovr | | |
| Bsmt Garage | 0 | | Misc Imp Ovr Comment | | |
| Bsmt Area | 2798 | | 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 |
|------|----------------|-----|-------|------------|--------|----------|------|-------|------------|-------------|
| SPL2 | Ing Pool-Good | L | 800 | 89.00 | 1980 | A | 70 | C | 1.00 | 49,800 |
| FGR1 | Garage - 1 Sto | L | 528 | 52.00 | 1980 | A | 70 | C | 1.00 | 19,200 |
| GNR | GENERATOR | L | 1 | 12400.00 | 2010 | A | 70 | C | 1.00 | 8,700 |

BUILDING SUB-AREA SUMMARY SECTION

| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
|----------------------------|-----------------------|-------------|------------|----------|-----------|----------------|
| BAS | First Floor | 3,129 | 3,129 | 3,129 | 226.27 | 708,005 |
| BSM | Basement | 0 | 2,899 | 580 | 45.27 | 131,238 |
| DCK | Deck | 0 | 472 | 47 | 22.53 | 10,635 |
| FOP | Open Porch | 0 | 117 | 18 | 34.81 | 4,073 |
| PTO | Patio | 0 | 478 | 24 | 11.36 | 5,431 |
| SHD | Attached Shed | 0 | 84 | 29 | 78.12 | 6,562 |
| TQS | Three Quarter Story | 765 | 1,020 | 765 | 169.70 | 173,098 |
| UEE | Unfin. Enclosed Entry | 0 | 35 | 12 | 77.58 | 2,715 |
| Ttl Gross Liv / Lease Area | | 3,894 | 8,234 | 4,604 | | 1,041,757 |

