

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
HARRIS FRANCIS D			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
HARRIS KATHERINE F			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	539,100	539,100
PO BOX 2103				0 Medium		RES LAND	1010	1,548,500	1,548,500
		SUPPLEMENTAL DATA				RESIDNTL	1010	45,000	0
DUXBURY MA 02331		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 8440 Total Acres .31 Chapter Lan		Cyclical 8 Exemption W District Res Exem					
		GIS ID F_881239_2841264		Assoc Pid#					
						Total		2,132,600	2,087,600

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
HARRIS FRANCIS D		46852 0084	04-27-2016	U	I	920,000	1S	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
US BANK TRS NA TT LSF9 MASTER PAR		46722 0280	03-24-2016	U	I	1,900,000	1L	2023	1010	689,300	2022	1010	628,300	2021	1010	323,500
HAYES GORDON H JR & HAYES BARBA		13637 0189	06-19-1995	Q	I	300,000	00		1010	1,347,500		1010	921,800		1010	800,400
									1010	0		1010	0		1010	0
						Total		2,036,800	Total		1,550,100	Total		1,123,900		

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	532,100
Appraised Xf (B) Value (Bldg)	7,000
Appraised Ob (B) Value (Bldg)	45,000
Appraised Land Value (Bldg)	1,548,500
Special Land Value	0
Total Appraised Parcel Value	2,132,600
Valuation Method	C
Total Appraised Parcel Value	2,132,600

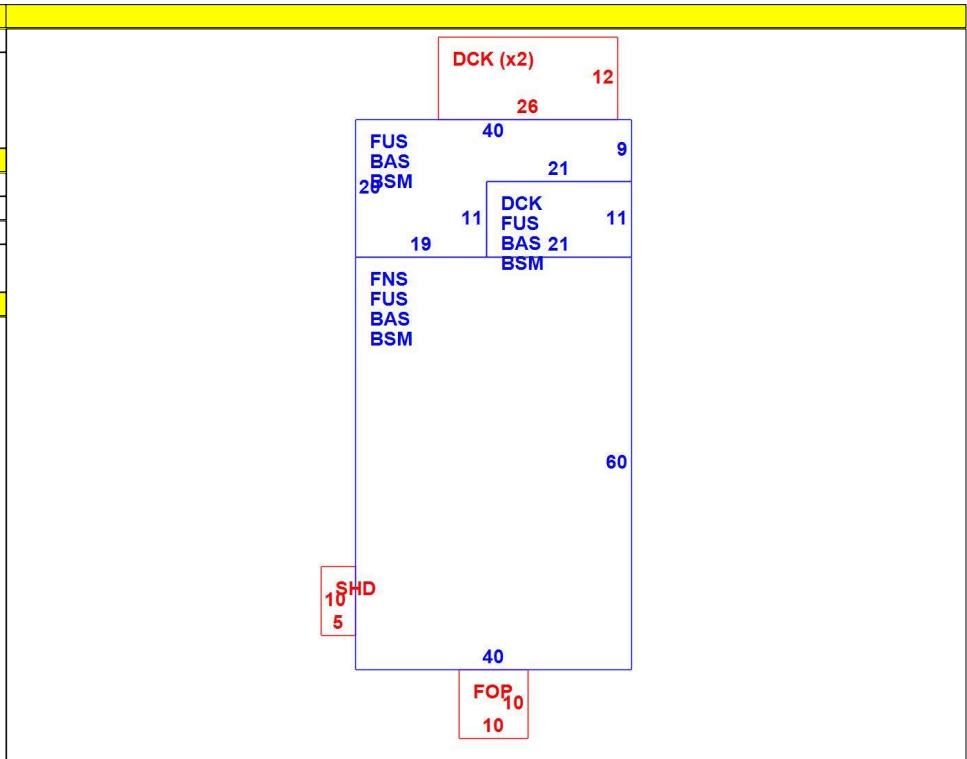
ASSESSING NEIGHBORHOOD	
Nbhd	Nbhd Name
0090	B
Tracing	
Batch	

NOTES							
FUNC. DUE TO " UPSIDE DOWN" HOUSE - KITCHEN AND LIVING AREA LOCATED ON 2ND FLOOR/ MASTER BED AND OTHER BEDROOMS ON 3RD FLOOR.							

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-22-142	04-12-2022	MN	Maintenance	2,211		100	04-12-2022	INSULATION/WEATHERIZATIO	06-10-2020	SJT	5		20	Field Review
BP-19-362	11-25-2019	SP		18,360	06-10-2020	100	12-17-2019	Install 30 Roof Mounted Solar Pa	05-14-2018	JLF	5		01	Measure - No Entry
2017-125	05-02-2017	RM	Remodel	50,000	05-14-2018	100		REPAIR STAGE, BUILD WRAP	11-01-2016	SJD	9	1	00	Measure & Listed
2016-318	09-28-2016	BP	Bldg Permit	85,000	05-14-2018	100		PREP EXISTING ELEVATOR SH	04-12-2013	VGS			20	Field Review
20010192	05-22-2001	MN	Maintenance	18,350	10-24-2002	100		GAR DOOR& FIRE CEILG	03-28-2013	SJD	3		30	Quality Control
20010073	03-12-2001	RM	Remodel	22,000	10-24-2002	100		RM AT HEAD OF STAIRS	02-01-2011	KP		1	00	Measure & Listed
13941	01-19-1996	AD	Addition	300,000	05-02-1997	100		3BED/3BATH/2 DECKS						

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	13,504	SF	20.88	1.00000	5	1.00	0090	3.661		V150	1.5000	114.67	1,548,500
Total Card Land Units					0.31	AC	Parcel Total Land Area					0.31	Total Land Value			1,548,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	20	Mansion	Bsmt Area	3200	
Model	01	Residential	Bsmt Type	04	
Grade	10	Custom +	Unfin Area	0.00	Full
Stories	2.75		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	03	Plaster	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			2,614,184
Interior Floor 2			Net Other Adj		46,125
Heat Fuel	03	Gas	Replace Cost		2,660,310
Heat Type	05	Hot Water	Year Built		1896
AC Type	03	Central	Effective Year Built		1988
Bedrooms	6		Depreciation Code		A
Full Baths	4		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	3		Depreciation %		33
Total Rooms	12		Functional Obsol		40
Bath Style	02	Average	External Obsol		7
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens			Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		20
Gas Fireplaces	0		Cns Sect Rcnd		532,100
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	04	Brick	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	3200		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
ELV-H	Elevator	B	1	34800.00	1984	A	20	C	0.00	7,000
SLR	Solar Panels	L	30	1050.00	2019	A	70	C	1.00	45,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,200	3,200	3,200	280.52	897,670
BSM	Basement	0	3,200	640	56.10	179,534
DCK	Deck	0	855	86	28.22	24,125
FNS	Finished 90% Story	2,160	2,400	2,160	252.47	605,928
FOP	Open Porch	0	100	15	42.08	4,208
FUS	Finished Upper Story	3,200	3,200	3,200	280.52	897,670
SHD	Attached Shed	0	50	18	100.99	5,049
Ttl Gross Liv / Lease Area		8,560	13,005	9,319		2,614,184

