

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION		
ART COMPLEX INC THE PO BOX 2814 DUXBURY MA 02331		0	Water	0	Feeder	0	Average	Description	Code		Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	BLDG	956C		2,484,600	2,484,600
				0	Medium			BLDG	956R		845,500	845,500
SUPPLEMENTAL DATA						LAND	956R	1,654,900	1,654,900			
Alt Prcl ID		Cyclical		6		08	956R	59,600	59,600			
Scnd Home		Exemption		W								
Tax Class		E		District								
Tot Fin Area		11920		Res Exem								
Total Acres		14.788		Assoc Pid#								
Chapter Lan												
GIS ID		F_876925_2842294										
								Total		5,044,600	5,044,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ART COMPLEX INC THE		3470 0103	01-01-2001	U	I	0	1	Year	Code	Assessed	Year	Code	Assessed
								2023	956C	2,237,100	2022	956C	2,237,100
									956R	641,200		956R	554,600
									956R	1,626,600		956R	1,367,800
									956R	44,800		956R	44,800
								Total		4,549,700	Total		4,204,300
											Total		3,803,800

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				
0070					Appraised Bldg. Value (Card)	3,294,700		
					Appraised Xf (B) Value (Bldg)	35,400		
					Appraised Ob (B) Value (Bldg)	59,600		
					Appraised Land Value (Bldg)	1,654,900		
					Special Land Value	0		
					Total Appraised Parcel Value	5,044,600		
					Valuation Method	C		
					Total Appraised Parcel Value	5,044,600		

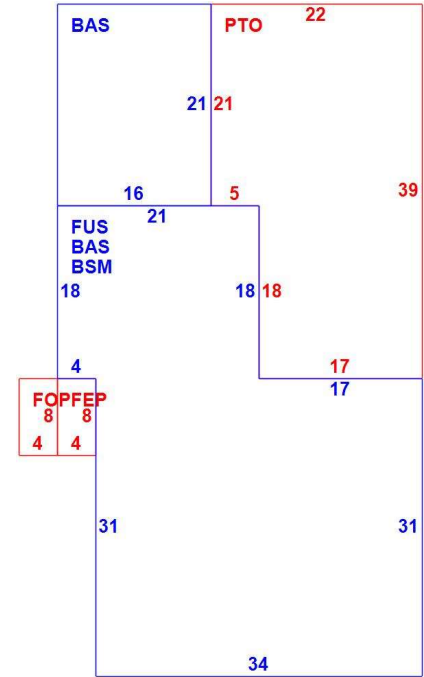
NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
CPO-21-11	09-13-2021	CM	Commercial	1,622,932		100	05-03-2022	Create new entry including a new		05-12-2021	SJT	5		01	Measure - No Entry
CPO-21-11	09-13-2021	RM	Remodel	32,411		0		PLANS-BOX #307 =NEW ENTR		06-26-2014	DG			02	Callback - No Entry
CPO-21-17	05-07-2021	CM	Commercial	13,000		100	04-08-2022	Interior Demo. Non Structural		04-12-2013	VGS			20	Field Review
CPO-20-35	12-01-2020	BP	Bldg Permit	14,700	05-12-2021	100		Build Deck bridge36'x5' wide.		03-31-2008	BSB		1	00	Measure & Listed
2017-95	05-30-2017	MN	Maintenance	60,371		100		REPLACE 32 WINDOWS AT RE							
186	11-19-2010	MN	Maintenance	12,500	09-23-2011	100		WOOD SIDING							
4	01-12-2009	MN	Maintenance	111,750		100		ROOF OVER EXISTLAYER							

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	956R	Libraries, Musue	RC	Primary	127,120	SF	8.75	1.00000	5	1.00	0070	1.389		1.0000	12.15	1,545,000
1	956R	Libraries, Musue	RC	Residual	7.610	AC	35,000.00	0.26505	5	1.00	0070	1.389		1.0000	0.30	98,100
1	956R	Libraries, Musue	WP	Undevelop	4.260	AC	2,000.00	1.00000	0	1.00	0070	1.389		1.0000	0.06	11,800
Total Card Land Units					14.79	AC	Parcel Total Land Area					14.79	Total Land Value			1,654,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	03	Colonial	Bsmt Area	1432			
Model	01	Residential	Bsmt Type	04			
Grade	03	Average	Unfin Area	0.00	Full		
Stories	2						
Occupancy	3						
Exterior Wall 1	14	Wood Shingle					
Exterior Wall 2							
Roof Structure	04	Hip					
Roof Cover	03	Asphalt					
Interior Wall 1	03	Plaster					
Interior Wall 2							
Interior Floor 1	09	Pine/Soft Wood					
Interior Floor 2							
Heat Fuel	04	Electric					
Heat Type	07	Radiant-Elec.					
AC Type	01	None					
Bedrooms	4						
Full Baths	2						
Half Baths	0						
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	1432						

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

COST / MARKET VALUATION	
Net Other Adj	582,440
Replace Cost	13,000
Year Built	595,440
Effective Year Built	1790
Depreciation Code	1992
Remodel Rating	G
Year Remodeled	
Depreciation %	29
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	71
Cns Sect Rcnld	422,800
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
PAV1	Paving - Asph	L	10,00	4.00	1980	A	70	C	1.00	28,000
LT3	Lights - Incnd	L	7	620.00	1980	A	70	C	1.00	3,000
FGR2	Garage - 1 St	L	504	63.00	1965	A	70	C	1.00	22,200
WDK	Deck	L	180	21.00	2021	G	85	A	2.00	6,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,768	1,768	1,768	164.16	290,235
BSM	Basement	0	1,432	286	32.79	46,950
FEP	Finished Enclosed Porch	0	32	19	97.47	3,119
FOP	Open Porch	0	32	5	25.65	821
FUS	Finished Upper Story	1,432	1,432	1,432	164.16	235,077
PTO	Patio	0	768	38	8.12	6,238
Ttl Gross Liv / Lease Area		3,200	5,464	3,548		582,440



CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	0	
Model	01	Residential	Bsmt Type	06	
Grade	06	Good	Unfin Area	0.00	None
Stories	1				
Occupancy	2		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	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2	07	Pine/Wood	COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			563,987
Interior Floor 2			Net Other Adj		7,250
Heat Fuel	03	Gas	Replace Cost		571,236
Heat Type	04	Forced Air-Duc	Year Built		1960
AC Type	01	None	Effective Year Built		1995
Bedrooms	2		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		26
Total Rooms	3		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		74
Gas Fireplaces	0		Cns Sect Rcnd		422,700
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	02	Slab	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	0		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

WDK 4		
6		
FUS BAS	FUS FGR	BAS
12	28	28
		26
	22	15

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	726	726	726	292.83	212,593
FGR	Garage	0	616	246	116.94	72,036
FUS	Finished Upper Story	952	952	952	292.83	278,772
WDK	Deck	0	24	2	24.40	586
Ttl Gross Liv / Lease Area		1,678	2,318	1,926		563,987



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION							
ART COMPLEX INC THE PO BOX 2814 DUXBURY MA 02331		0	Water	0	Feeder	0	Average	Description	Code		Appraised	Assessed					
		0	No Sewer	0	Paved	0	Average	BLDG	956C		2,484,600	2,484,600					
		0		0	Medium			BLDG	956R		845,500	845,500					
SUPPLEMENTAL DATA						LAND	956R	1,654,900	1,654,900								
Alt Prcl ID Scnd Hom Tax Class E Tot Fin Are 11920 Total Acres 14.788 Chapter La GIS ID F_876925_2842294				Cyclical Exemption W District Res Exem Assoc Pid#		08	956R	59,600	59,600								
						Total		5,044,600	5,044,600								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
ART COMPLEX INC THE		3470 0103	01-01-2001	U	I	0	1N	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
								2023	956C	2,237,100	2022	956C	2,237,100	2021	956C	1,972,700	
									956R	641,200		956R	554,600		956R	532,100	
									956R	1,626,600		956R	1,367,800		956R	1,257,900	
									956R	44,800		956R	44,800		956R	41,100	
								Total		4,549,700	Total		4,204,300	Total		3,803,800	
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				Appraised Bldg. Value (Card)			3,294,700				
0070										Appraised Xf (B) Value (Bldg)			35,400				
									Appraised Ob (B) Value (Bldg)			59,600					
									Appraised Land Value (Bldg)			1,654,900					
									Special Land Value			0					
									Total Appraised Parcel Value			5,044,600					
									Valuation Method			C					
									Total Appraised Parcel Value			5,044,600					
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		
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes		Location Adjustment		Adj Unit Pric	Land Value
3	956C	Libraries, Musue			0.000 AC	0.00	1.00000	0	1.00	0070	1.389			0		0.00	0
Total Card Land Units					0.00 AC	Parcel Total Land Area: 14.79					Total Land Value					1,654,900	

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	57	Library									
Model	94	Commercial									
Grade	06	Good									
Stories	1										
Occupancy	1.00										
Exterior Wall 1	11	Clapboard									
Exterior Wall 2											
Roof Structure	08	Irregular									
Roof Cover	03	Asphalt									
Interior Wall 1	05	Drywall									
Interior Wall 2											
Interior Floor 1	14	Carpet									
Interior Floor 2											
Heating Fuel	03	Gas									
Heating Type	04	Forced Air-Duc									
AC Type	03	Central									
Use Type	1	Apt/Hotel									
Bldg Use	3610	Art Gal									
Total Rooms	0										
Total Baths	0										
SF Finish Bsmt											
Lighting	03	Average									
Class	D	Class D									
Heat/AC	01	Heat/Ac Pkgs									
Pct Heated	0										
Baths/Plumbing	03	Above Average									
Ceiling/Wall	05	Sus-Ceil & Wl									
Rooms/Prtns	02	Average									
Wall Height	10.00										
Base Floor	0.00										
1st Floor Use											
						RCN		3,309,699			
						Year Built		1971			
						Effective Year Built		1995			
						Depreciation Code		G			
						Remodel Rating					
						Year Remodeled					
						Depreciation %		26			
						Functional Obsol					
						External Obsol					
						Trend Factor		1.000			
						Condition					
						Condition %					
						Percent Good		74			
						Cns Sect Rcnld		2,449,200			
						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	% Good	Grade	Grade Adj	Appr. Value
SPR1	Sprinklers - Wet	B	8,865	5.40	1998		74		0.00	35,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	8,866	8,866	8,866	303.09	2,687,160	
BSM	Basement	0	9,613	1,923	60.63	582,834	
CAN	Canopy	0	351	35	30.22	10,608	
CLP	Loading Platform	0	75	23	92.95	6,971	
PTO	Patio	0	1,468	73	15.07	22,125	
Ttl Gross Liv / Lease Area		8,866	20,373	10,920		3,309,698	

