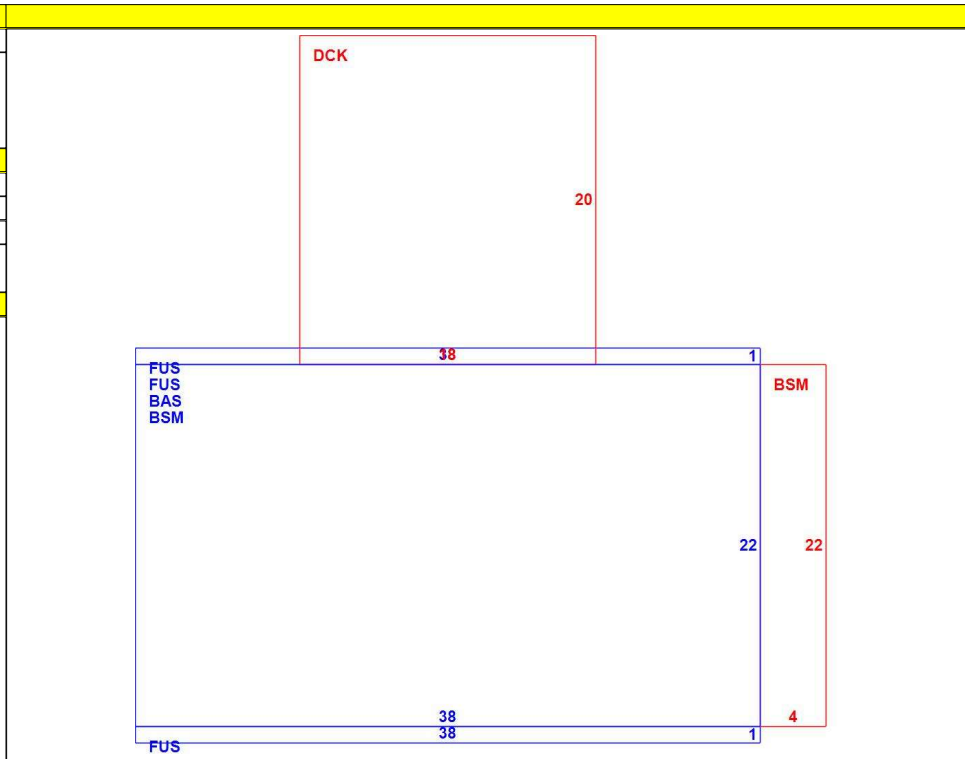


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
KALIL RYAN W KALIL BETHANY M 74 NORTH ST DUXBURY MA 02332		0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed								
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	409,600	409,600								
		SUPPLEMENTAL DATA		RES LAND		RESIDNTL		1010		700		358,900				358,900			
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1748 Total Acres 1.173 Chapter Lan GIS ID F_861837_2858395		Cyclical 3 Exemption W District Res Exem Assoc Pid#		RESIDNTL		1010		700		700		700							
Total										769,200		769,200							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
KALIL RYAN W		49224	0251	11-27-2017		Q	I	530,000		00	Year	Code	Assessed	Year	Code	Assessed			
LENTINI CHRISTINE M		41499	0110	06-12-2012		Q	I	425,000		00	2023	1010	313,300	2022	1010	294,300			
COONEY MATTHEW & TELCH PAULA		34014	0250	01-24-2007		Q	I	476,500		00		1010	373,300		1010	307,800			
GLASS BRENDAN W		26578	0017	09-19-2003		Q	I	452,000		00		1010	500		1010	500			
Total										687,100		Total		602,600		Total		524,100	
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																			
Nbhd		Nbhd Name		B		Tracing		Batch											
0050																			
NOTES																			
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-23-242	07-12-2023	RM	Remodel	25,500		0		NEW 18X20 DECK TO REPLAC			04-12-2018	SJD	9		01	Measure - No Entry			
20000162	05-09-2000	MN	Maintenance	60,000		100		STRIP AND REROOF			04-12-2013	VGS			20	Field Review			
											04-03-2007	BSB		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	40,000	SF 8.75	1.00000	5	1.00	0050	1.000			1.0000		8.75	350,000		
1	1010	Single Family	RC	Residual	0.255	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.0000		0.80	8,900		
Total Card Land Units					1.17	AC	Parcel Total Land Area					1.17	Total Land Value				358,900		

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description	Element	Cd	Description			
Style	03	Colonial	Bsmt Area	924				
Model	01	Residential	Bsmt Type	04				
Grade	06	Good	Unfin Area	0.00	Full			
Stories	2							
Occupancy	1		CONDO DATA					
Exterior Wall 1	11	Clapboard	Parcel Id		C	Own		
Exterior Wall 2					B	S		
Roof Structure	03	Gable	Adjust Type	Code	Description	Factor%		
Roof Cover	03	Asphalt	Condo Flr					
Interior Wall 1	05	Drywall	Condo Unit					
Interior Wall 2			COST / MARKET VALUATION					
Interior Floor 1	12	Hardwood				472,825		
Interior Floor 2			Net Other Adj			32,915		
Heat Fuel	02	Oil	Replace Cost			505,740		
Heat Type	05	Hot Water	Year Built			1973		
AC Type	03	Central	Effective Year Built			2002		
Bedrooms	4		Depreciation Code			VG		
Full Baths	1		Remodel Rating					
Half Baths	1		Year Remodeled					
Extra Fixtures	1		Depreciation %			19		
Total Rooms	7		Functional Obsol					
Bath Style	02	Average	External Obsol					
Kitchen Style	02	Average	Trend Factor			1.000		
Extra Kitchens	0		Condition					
Fireplaces	1		Condition %					
Extra Openings	0		Percent Good			81		
Gas Fireplaces	0		Cns Sect Rcnld			409,600		
Sq Ft Fin Bsmt	392		Dep % Ovr					
FBM Quality	03	Average	Dep Ovr Comment					
Foundation	06	Poured Conc	Misc Imp Ovr					
Bsmt Garage	2		Misc Imp Ovr Comment					
Bsmt Area	924		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	48	21.00	1985	A	70	C	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	836	836	836	240.13	200,752
BSM	Basement	0	924	185	48.08	44,425
DCK	Deck	0	360	36	24.01	8,645
FUS	Finished Upper Story	912	912	912	240.13	219,003
Ttl Gross Liv / Lease Area		1,748	3,032	1,969		472,825

