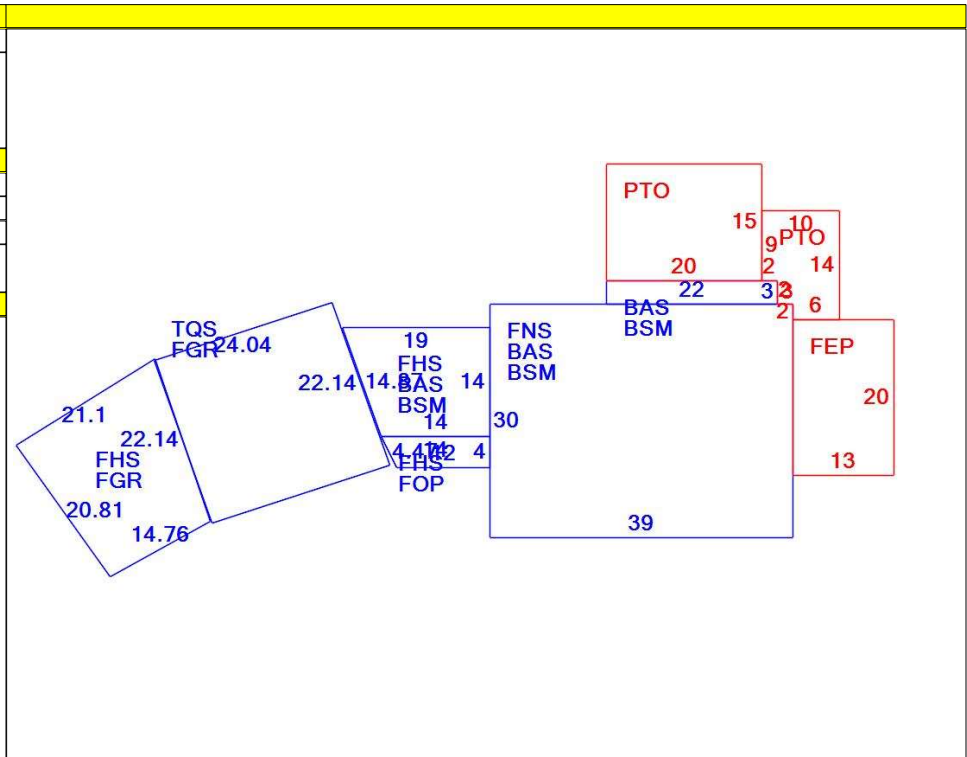


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION			
MURPHY JUSTIN				0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed				
MURPHY PARNELL				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	816,600	816,600				
240 DEPOT ST						0	Heavy			RES LAND	1010	541,900	541,900				
SUPPLEMENTAL DATA										RESIDNTL	1010	15,100	15,100				
DUXBURY MA 02332		Alt Prcl ID		Cyclical		9											
		Scnd Home		Exemption													
		Tax Class T		W													
		Tot Fin Area 3251		District													
		Total Acres 1.218		Res Exem													
		Chapter Lan															
		GIS ID F_876506_2837595		Assoc Pid#						Total		1,373,600	1,373,600				
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
MURPHY JUSTIN ROTH & PARNELL OR		58124	231	07-25-2023		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	
MURPHY JUSTIN		48203	0096	03-15-2017		Q	I	990,000		00	2023	1010	653,800	2022	1010	611,800	
PENWELL KEVIN L & REGAN KATHRYN		36647	0049	12-30-2008		Q	I	800,000		00		1010	644,500		1010	496,900	
BROUSSEAU GREGORY F		34995	0047	08-24-2007		Q	I	950,000		00		1010	10,100		1010	10,100	
SENTIVANY CAROLL L		10885	0309	04-08-1992		Q	I	295,000		00	Total		1,308,400	Total		1,118,800	
											Total		967,100	Total		967,100	
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												APPRAISED VALUE SUMMARY					
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				816,600			
0080										Appraised Xf (B) Value (Bldg)				0			
										Appraised Ob (B) Value (Bldg)				15,100			
										Appraised Land Value (Bldg)				541,900			
										Special Land Value				0			
										Total Appraised Parcel Value				1,373,600			
										Valuation Method				C			
										Total Appraised Parcel Value				1,373,600			
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
2014-32	02-03-2014	MS	Miscellaneous	9,000		100		REMOVE SECTION OF BEARIN				12-21-2017	SJD	9		01	Measure - No Entry
211	08-15-2012	AD	Addition	18,000		100		400' GARAGE ON FOUNDATIO				07-31-2013	BH			01	Measure - No Entry
210	08-15-2012	AD	Addition	4,000		100		FOUNDATION FRO GARAGE A				04-12-2013	VGS			20	Field Review
2	04-03-2009	MS	Miscellaneous	3,300		100		CONSTRUCT 10X12 SHED				07-30-2009	KP		1	00	Measure & Listed
369	08-03-2004	RM	Remodel		10-03-2005	100		RM KIT/ADD SCR PRCH									
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	0080	1.503				1.0002	13.15	526,100
1	1010	Single Family	RC	Residual	0.300	AC 35,000.00	1.00000	5	1.00	0080	1.503				1.0000	1.21	15,800
Total Card Land Units					1.22	AC	Parcel Total Land Area					1.22	Total Land Value				541,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	1467	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	1.9				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		875,068
Interior Floor 2			Replace Cost		63,560
Heat Fuel	02	Oil	Year Built		938,628
Heat Type	05	Hot Water	Effective Year Built		1982
AC Type	03	Central	Depreciation Code		2008
Bedrooms	4		Remodel Rating		E
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		13
Extra Fixtures	1		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		87
Extra Openings	0		Cns Sect Rcnd		816,600
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	817		Dep Ovr Comment		
FBM Quality	04	Above Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1467		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	120	21.00	2008	G	85	C	1.00	2,100
PERG	PERGOLA	L	143	35.00	2010	G	85	C	1.00	4,300
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	1,467	1,467	1,467	213.74	313,562
BSM	Basement	0	1,467	293	42.69	62,627
FEP	Finished Enclosed Porch	0	260	156	128.25	33,344
FGR	Garage	0	912	365	85.54	78,017
FHS	Finished Half Story	332	663	332	107.03	70,963
FNS	Finished 90% Story	1,053	1,170	1,053	192.37	225,072
FOP	Open Porch	0	52	8	32.88	1,710
PTO	Patio	0	426	21	10.54	4,489
TQS	Three Quarter Story	399	532	399	160.31	85,284
Ttl Gross Liv / Lease Area		3,251	6,949	4,094		875,068

