

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION
KING BRIAN D			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	
KING BETH ANN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	2,185,700	2,185,700	
50 PARTRIDGE RD		SUPPLEMENTAL DATA			RES LAND	1010	1,376,200	1,376,200		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 5116 Total Acres 1.658 Chapter Lan GIS ID F_879440_2836975			Cyclical 9 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	98,700	98,700	
						Total		3,660,600	3,660,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
KING BRIAN D		LCC 116005	05-11-2011	Q	I	1,860,000	00	Year	Code	Assessed	Year	Code	Assessed
STRONG BENJAMIN B		LCC 111983	05-15-2008	Q	I	2,175,000	00	2023	1010	1,708,000	2022	1010	1,572,500
JULIANO MICHAEL S TRUSTEE		LCC 104115	09-16-2003	U	I	680,000	1		1010	1,200,500		1010	816,800
									1010	67,200		1010	67,200
						Total		2,975,700		Total		2,456,500	
								Total				2,060,800	

EXEMPTIONS			OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 2,185,700			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

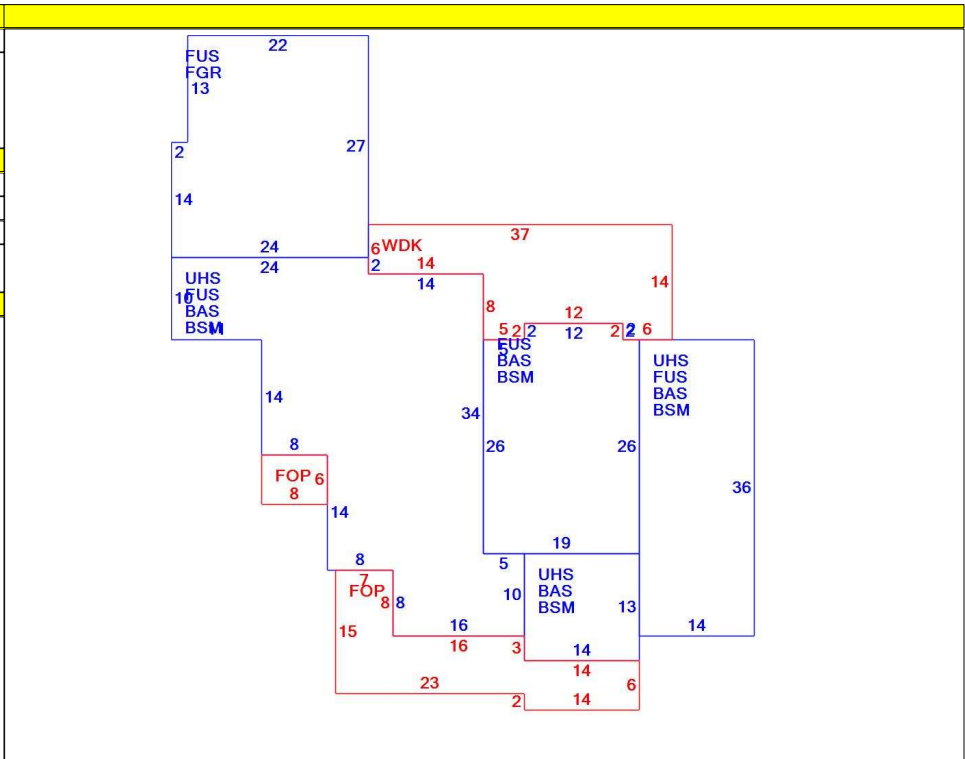
ASSESSING NEIGHBORHOOD		B		Tracing		Batch	
Nbhd	Nbhd Name						
0090							

NOTES										VISIT / CHANGE HISTORY					
6/9/2020 - Letter to homeowner re: BP-2019-25										Date	Id	Type	Is	Cd	Purpose/Result
										06-09-2020	SJT	5		20	Field Review
										01-31-2018	JLF	5		30	Quality Control
										08-04-2014	JLF			30	Quality Control
										08-02-2013	BH			01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										09-14-2012	KP	6		30	Quality Control
										07-15-2009	KP		1	00	Measure & Listed
								Total Appraised Parcel Value				3,660,600			

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
BP-19-339	12-02-2019	AD		35,200	06-09-2020	100	03-17-2020	REMOVE PORCH AND FRAME		06-09-2020	SJT	5		20	Field Review
2019-25	02-12-2019	RM	Remodel	30,000	09-04-2020	100	08-20-2019	REMODEL BATHROOM Letter		01-31-2018	JLF	5		30	Quality Control
2013-119	06-04-2013	NC	New Construct	40,000		100		CONSTRUCT A 12X18 POOL H		08-04-2014	JLF			30	Quality Control
74-2013	04-22-2013	NC	New Construct	30,000	01-31-2018	100		26X43 IN-GRD GUNITE POOL A		08-02-2013	BH			01	Measure - No Entry
81	03-11-2005	DM	Demolish	10,000		100		DEMO DWELLING		04-12-2013	VGS			20	Field Review
546	10-17-2003	NC	New Construct	490,000	06-20-2005	100		2 STY HSE, 2 GARAGES		09-14-2012	KP	6		30	Quality Control
										07-15-2009	KP		1	00	Measure & Listed

LAND LINE VALUATION SECTION													Notes			Location Adjustment		Adj Unit P		Land Value
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj									
1	1010	Single Family	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0090	3.661				1.0000	32.04	1,281,400			
1	1010	Single Family	RC	Residual	0.740 AC	35,000.00	1.00000	5	1.00	0090	3.661				1.0000	2.94	94,800			
Total Card Land Units					1.66 AC	Parcel Total Land Area					1.66	Total Land Value			1,376,200					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2338	
Model	01	Residential	Bsmt Type	03	Partial
Grade	13	Prime++	Unfin Area		
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Owne
Exterior Wall 2					B
Roof Structure	04	Hip			S
Roof Cover	10	Wood Shingle	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	COST / MARKET VALUATION		
Interior Floor 2			Net Other Adj		2,166,129
Heat Fuel	02	Oil	Replace Cost		2,401,872
Heat Type	05	Hot Water	Year Built		2004
AC Type	03	Central	Effective Year Built		2012
Bedrooms	5		Depreciation Code		E
Full Baths	4		Remodel Rating		
Half Baths	3		Year Remodeled		
Extra Fixtures	6		Depreciation %		9
Total Rooms	11		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	03	Modern	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	2		Percent Good		91
Gas Fireplaces	0		Cns Sect Rcnd		2,185,700
Sq Ft Fin Bsmt	1985		Dep % Ovr		
FBM Quality	05	Living Area	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	2338		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
FGR1	Garage - 1 Sto	L	440	52.00	2004	A	70	C	1.00	16,000
SHD1	Shed	L	96	21.00	2013	A	70	C	1.00	1,400
SPL1	Ing Pool - Ave	L	1,092	64.00	2013	A	70	C	1.00	48,900
PHS	Pool House	L	216	143.00	2013	A	70	B	1.50	32,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,338	2,338	2,338	339.63	794,043
BSM	Basement	0	2,338	468	67.98	158,945
FGR	Garage	0	622	249	135.96	84,567
FOP	Open Porch	0	349	52	50.60	17,661
FUS	Finished Upper Story	2,778	2,778	2,778	339.63	943,478
UHS	Unfinished Half Story	0	1,820	455	84.91	154,529
WDK	Deck	0	382	38	33.78	12,906
Ttl Gross Liv / Lease Area		5,116	10,627	6,378		2,166,129

