

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>
PATTON BRAINARD L JR			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	
PATTON MARSAN W			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	746,800	746,800	
165 WASHINGTON ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	1,604,400	1,604,400		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3630 Total Acres .938 Chapter Lan GIS ID F_880221_2835968			Cyclical 9 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	50,100	50,100	
						Total		2,401,300	2,401,300	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
PATTON BRAINARD L JR		15246 0018	06-13-1997	Q	I	675,000	00	Year	Code	Assessed	Year	Code	Assessed	
GEIST ROBERT N		13345 0340	12-29-1994	Q	I	500,000	00	2023	1010	592,700	2022	1010	553,000	
									1010	1,399,500		1010	952,100	
									1010	24,200		1010	24,200	
						Total		2,016,400	Total		1,529,300	Total		1,318,600

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) 746,800			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

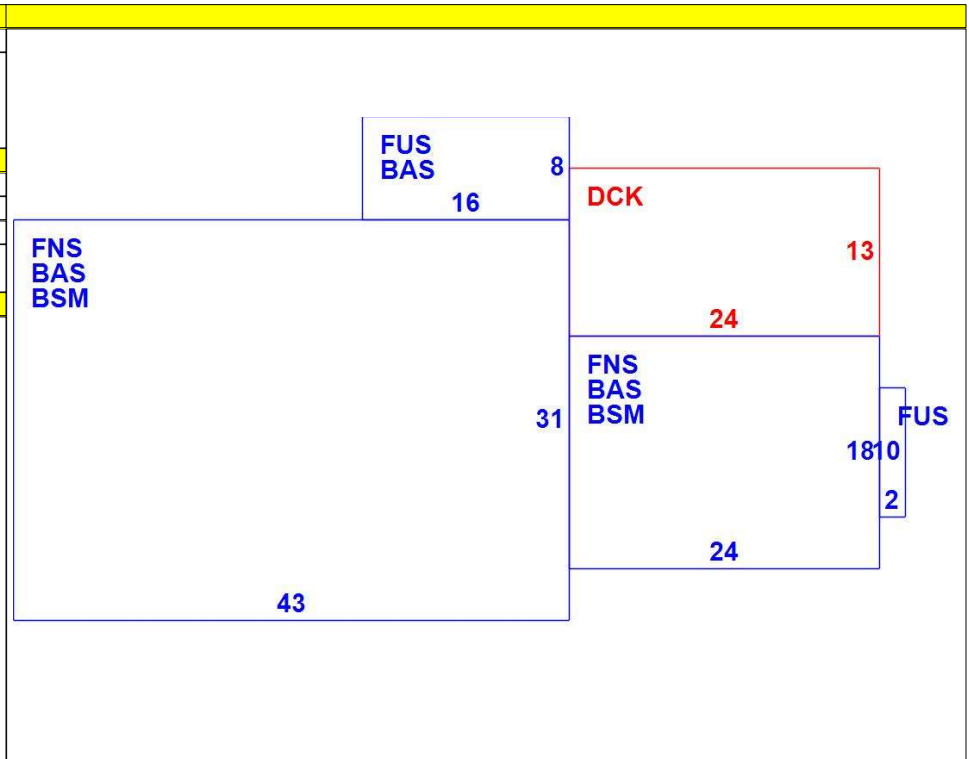
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0090			Batch

NOTES				VISIT / CHANGE HISTORY					
ANTIQUE				Date	Id	Type	Is	Cd	Purpose/Result
				01-19-2023	SJT	10		00	Measure & Listed
				04-12-2013	VGS			20	Field Review
				08-09-2007	KP		1	00	Measure & Listed
				Total Appraised Parcel Value				2,401,300	
				Valuation Method				C	
				Total Appraised Parcel Value				2,401,300	

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	
QPO-23-16	06-06-2023	MN	Maintenance	19,950		100		Replace roof on garage. Install c	01-19-2023	SJT	10		00	Measure & Listed	
62	05-04-2011	RM	Remodel	10,000		100		MASTER BATHRM	04-12-2013	VGS			20	Field Review	
364	10-16-2006	MS	Miscellaneous	3,500		100		FIREPLACE IN LIVRM	08-09-2007	KP		1	00	Measure & Listed	
14900	04-29-1998	NC	New Construct	30,000	12-09-1998	100		14X22 DECK 24X36 GAR							
13704	06-16-1995	AD	Addition	35,000	05-16-1996	100		8X16 2STY ADD 2ND SY							

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	0090	3.661		V125	1.2500	40.05	1,601,800	
1	1010	Single Family	RC	Residual	0.020 AC	35,000.00	1.00000	5	1.00	0090	3.661			1.0000	2.98	2,600	
Total Card Land Units					0.94 AC	Parcel Total Land Area					0.94	Total Land Value					1,604,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	1765	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			878,521
Interior Floor 2			Net Other Adj		32,160
Heat Fuel	03	Gas	Replace Cost		910,680
Heat Type	05	Hot Water	Year Built		1885
AC Type	03	Central	Effective Year Built		2003
Bedrooms	3		Depreciation Code		E
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		18
Total Rooms	9		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	0		Percent Good		82
Gas Fireplaces	0		Cns Sect Rcnd		746,800
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	1		Misc Imp Ovr Comment		
Bsmt Area	1765		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	864	52.00	1998	G	85	C	1.00	38,200
GNR	GENERATOR	L	1	12400.00	2019	A	70	C	1.00	8,700
PTO	Patio	L	308	15.00	2023	A	70	C	1.00	3,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,893	1,893	1,893	218.86	414,310
BSM	Basement	0	1,765	353	43.77	77,259
DCK	Deck	0	312	31	21.75	6,785
FNS	Finished 90% Story	1,589	1,765	1,589	197.04	347,775
FUS	Finished Upper Story	148	148	148	218.86	32,392

Ttl Gross Liv / Lease Area		3,630	5,883	4,014		878,521
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