

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
TRAPELO REALTY INC			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
			0 No Sewer	0 Paved	0 Average	COMMERC.	3400	588,100	588,100
				0 Heavy		COM LAND	3400	756,000	756,000
DAVIDSON W J JR & E M PO BOX 55865 BOSTON MA 02205		<b>SUPPLEMENTAL DATA</b>				COMMERC.	3400	40,400	40,400
		Alt Prcl ID		Cyclical Exemption					
		Scnd Hom		W					
		Tax Class T		District					
		Tot Fin Are 4814		Res Exem					
		Total Acres .49		Assoc Pid#					
		Chapter La							
		GIS ID F_877964_2834895							
						Total	1,384,500	1,384,500	

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TRAPELO REALTY INC		8575 0140	07-12-1988	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed
								2023	3400	567,600	2022	3400	567,600
									3400	677,800	2021	3400	339,000
									3400	25,200		3400	25,200
								Total	1,270,600	Total	1,270,600	Total	680,300

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)	588,100	
1090					Appraised Xf (B) Value (Bldg)	0	
					Appraised Ob (B) Value (Bldg)	40,400	
					Appraised Land Value (Bldg)	756,000	
					Special Land Value	0	
					Total Appraised Parcel Value	1,384,500	
					Valuation Method	C	
					Total Appraised Parcel Value	1,384,500	

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
231	07-18-2008	RM	Remodel	38,000		100		INTERIOR OFFICE	05-20-2014	DG			00	Measure & Listed
15136	09-22-1998	NC	New Construct			100		FLUSH MNTD SIGN	04-12-2013	VGS			20	Field Review
14610	07-29-1997	NC	New Construct			100		30 SQ FT SIGN	07-01-1996	BB			70	Prior Inspection
13721	07-03-1995	RM	Remodel			100		ERECT SIGN 36X72						
12792	05-18-1993	MN	Maintenance			100		8FT SIGN						
12692	02-16-1993	AD	Addition	15,000		100		CNCRETE WALL W/FENCE						

LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustment	Adj Unit Pric	Land Value	
1	3400	Office Bld	NB	Primary	21,200 SF	17.83	1.00000	C	1.00	1090	1.000		0	17.83	756,000	
Total Card Land Units					0.49 AC	Parcel Total Land Area: 0.49					Total Land Value					756,000

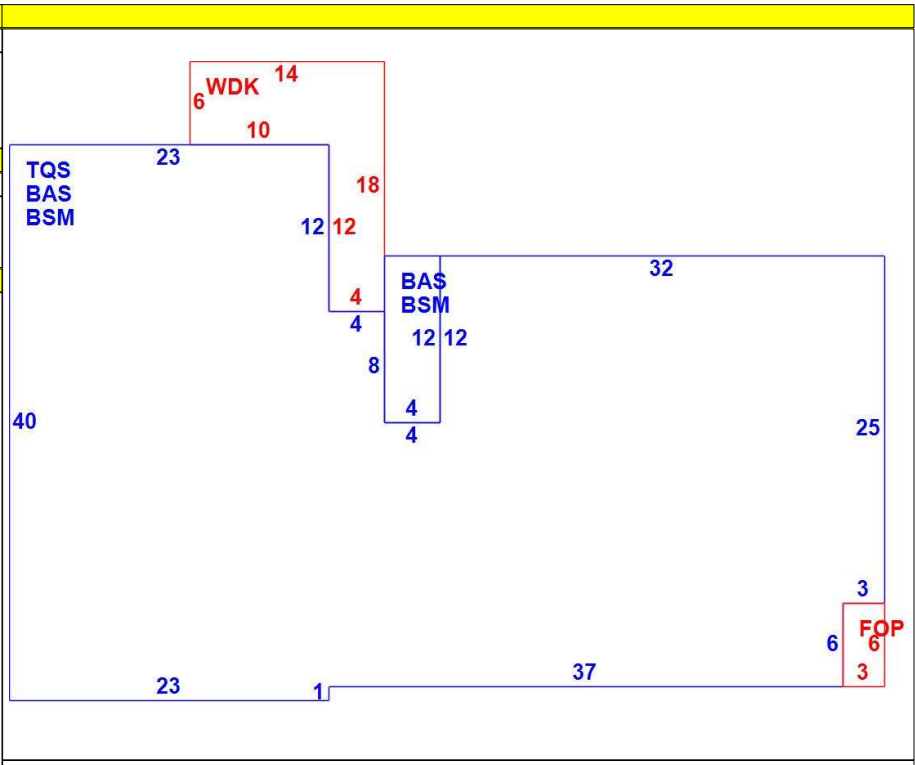
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	Office Bldg			
Model	94	Commercial			
Grade	03	Average			
Stories	1.75				
Occupancy	3.00				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heating Fuel	02	Oil			
Heating Type	05	Hot Water			
AC Type	03	Central			
Use Type	4	Of/Md/Bnk/Gt			
Bldg Use	3400	Office Bld			
Total Rooms	0				
Total Baths	0				
SF Finish Bsmt					
Lighting Class	03	Average			
Heat/AC	00	None			
Pct Heated	0				
Baths/Plumbing	02	Average			
Ceiling/Wall	06	Ceil & Walls			
Rooms/Prtns	02	Average			
Wall Height	8.00				
Base Floor	0.00				
1st Floor Use					

MIXED USE		
Code	Description	Percentage
3400	Office Bld	100
		0
		0

COST / MARKET VALUATION	
RCN	653,105
Year Built	1965
Effective Year Built	1991
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	70
Cns Sect Rcnd	457,200
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
PAV1	Paving - Asphal	L	14,400	4.00	1986	A	70	C	1.00	40,300
SGN2	DOUBLE SIDE	L	1	129.00	2014	A	70	C	1.00	100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	2,126	2,126	2,126	158.29	336,525	
BSM	Basement	0	2,126	425	31.64	67,273	
FOP	Open Porch	0	18	3	26.38	475	
TQS	Three Quarter Story	1,559	2,078	1,559	118.76	246,774	
WDK	Deck	0	132	13	15.59	2,058	
Ttl Gross Liv / Lease Area		3,685	6,480	4,126		653,105	



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>						
TRAPELO REALTY INC  DAVIDSON W J JR & E M PO BOX 55865  BOSTON MA 02205			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed							
			0 No Sewer	0 Paved	0 Average	COMMERC.	3400	588,100	588,100							
				0 Heavy		COM LAND	3400	756,000	756,000							
<b>SUPPLEMENTAL DATA</b>						COMMERC.	3400	40,400	40,400							
Alt Prcl ID		Scnd Hom		Cyclical Exemption		90										
Tax Class T		Tot Fin Are 4814		District W		Res Exem										
Total Acres .49		Chapter La		Assoc Pid#		Total		1,384,500	1,384,500							
GIS ID F_877964_2834895																
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
TRAPELO REALTY INC		8575 0140	07-12-1988	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	3400	567,600	2022	3400	567,600	2021	3400	316,100
									3400	677,800		3400	677,800		3400	339,000
									3400	25,200		3400	25,200		3400	25,200
								Total		1,270,600	Total		1,270,600	Total		680,300
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										
1090																
NOTES																
PERIMETER - 108 CAMPBELL/SMITH ARCHITECTS EST ON INSIDE OF THIS UNIT																
Appraised Bldg. Value (Card)										588,100						
Appraised Xf (B) Value (Bldg)										0						
Appraised Ob (B) Value (Bldg)										40,400						
Appraised Land Value (Bldg)										756,000						
Special Land Value										0						
Total Appraised Parcel Value										1,384,500						
Valuation Method										C						
Total Appraised Parcel Value										1,384,500						
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.	Nbhd Adj	Notes		Location Adjustment	Adj Unit Pric	Land Value
2	3400	Office Bld			0.000 AC	0.00	1.00000	0	1.00	1090	1.000			0	0.00	0
Total Card Land Units					0.00 AC	Parcel Total Land Area: 0.49					Total Land Value					756,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	Office Bldg			
Model	94	Commercial			
Grade	03	Average			
Stories	1.5				
Occupancy	1.00				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	07	Pine/Wood			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heating Fuel	02	Oil			
Heating Type	05	Hot Water			
AC Type	01	None			
Use Type	4	Of/Md/Bnk/Gt			
Bldg Use	3400	Office Bld			
Total Rooms	0				
Total Baths	0				
SF Finish Bsmt					
Lighting	03	Average			
Class	D	Class D			
Heat/AC	00	None			
Pct Heated	0				
Baths/Plumbing	02	Average			
Ceiling/Wall	06	Ceil & Walls			
Rooms/Prtns	02	Average			
Wall Height	8.00				
Base Floor	0.00				
1st Floor Use					
			RCN		201,390
			Year Built		1900
			Effective Year Built		1986
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		35
			Functional Obsol		
			External Obsol		
			Trend Factor		1.000
			Condition		
			Condition %		
			Percent Good		65
			Cns Sect Rcnld		130,900
			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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	714	714	714	194.58	138,930	
BSM	Basement	0	696	139	38.86	27,047	
FOP	Open Porch	0	18	3	32.43	584	
UHS	Unfinished Half Story	0	714	179	48.78	34,830	
Ttl Gross Liv / Lease Area		714	2,142	1,035		201,391	

