

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
HARTFORD JAMES S TT			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
FMD RLTY TRUST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1090	364,000	364,000	
167 DEPOT ST				0 Heavy		RES LAND	1090	585,100	585,100	
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			RESIDNTL	1090	32,500	32,500		
Alt Prcl ID		Cyclical 9								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 2867		District								
Total Acres 2.528		Res Exem								
Chapter Lan										
GIS ID F_877655_2836852		Assoc Pid#								
							Total	981,600	981,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
HARTFORD JAMES S TT		10490 0018	09-20-1991	U	I		1 1	Year	Code	Assessed	Year	Code	Assessed
								2023	1090	370,200	2022	1090	338,400
									1090	715,000		1090	554,200
									1090	18,300		1090	19,500
							Total	1,103,500	Total	912,100	Total	819,000	

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			Batch

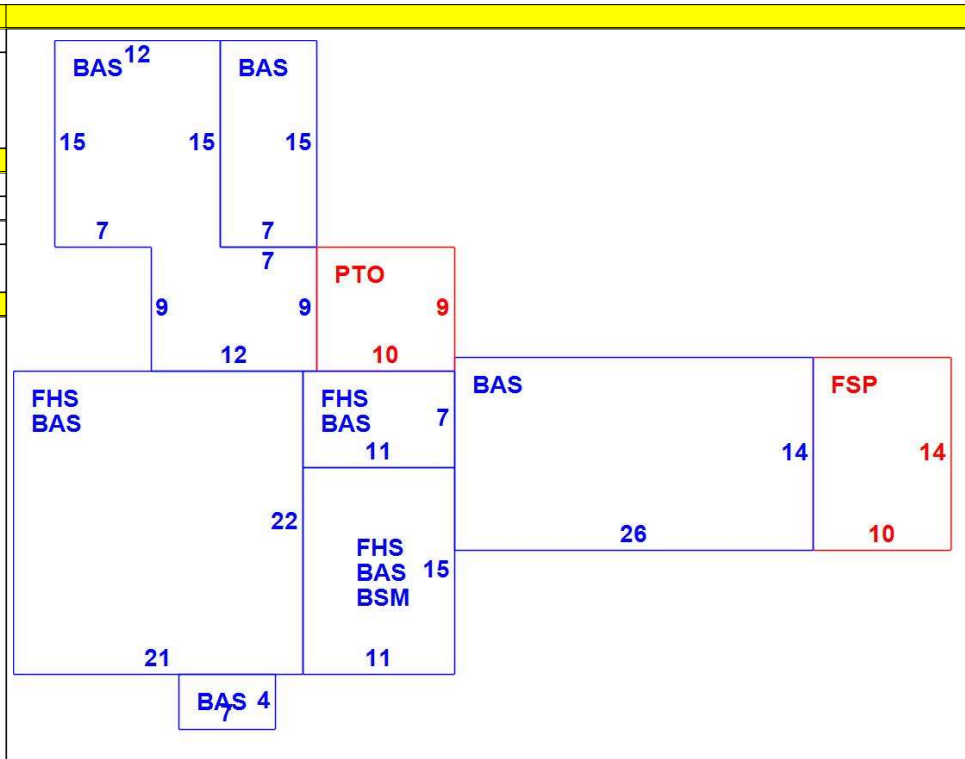
NOTES	
Amos Sampsom Home: C:1744	

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
19	08-20-2002	NC	New Construct			100		10X12 STORAGE SHED	12-06-2021	SJT	10		00	Measure & Listed
20000289	07-24-2000	AD	Addition	5,000		100		ONE-STORY ADDITION	04-12-2013	VGS			20	Field Review
20000030	02-11-2000	NC	New Construct	10,000	07-14-2001	100		INGR VYNLPOOL&ENC	10-11-2012	KP	6		30	Quality Control
									08-20-2003	K+B		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	1090	Multi Houses	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0080	1.503		1.0002	13.15	526,100	
1	1090	Multi Houses	PD	Residual	1.610 AC	35,000.00	0.69689	5	1.00	0080	1.503		1.0000	0.84	59,000	
Total Card Land Units					2.53 AC	Parcel Total Land Area					2.53	Total Land Value				585,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	242	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.5				
Occupancy	1				
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	03	Stone			
Bsmt Garage	0				
Bsmt Area	242				

CONDO DATA			
Parcel Id	C	Own	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Net Other Adj		371,022	
Replace Cost		16,900	
Year Built		387,922	
Effective Year Built		1782	
Depreciation Code		1988	
Remodel Rating		A	
Year Remodeled			
Depreciation %		33	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		67	
Cns Sect Rcnld		259,900	
Dep % Ovr			
Dep Ovr Comment			
Misc Imp Ovr			
Misc Imp Ovr Comment			
Cost to Cure Ovr			
Cost to Cure Ovr Comment			



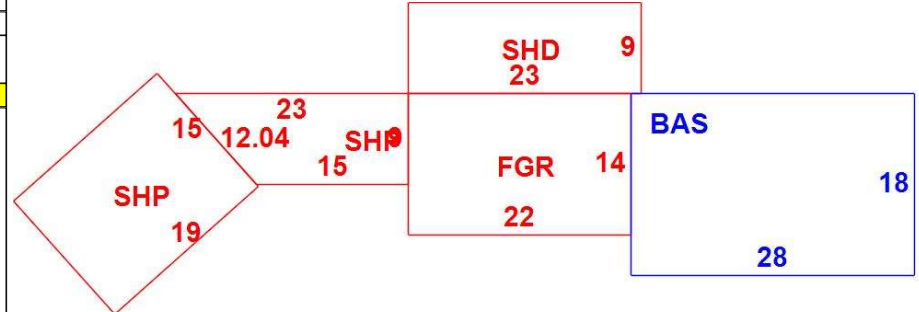
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
SHD1	Shed	L	168	21.00	1970	P	35	C	1.00	1,200
SPL1	Ing Pool - Ave	L	648	64.00	2000	A	70	C	1.00	29,000
SHD1	Shed	L	72	21.00	1957	P	35	C	1.00	500
SHD1	Shed	L	120	21.00	1957	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,489	1,489	1,489	194.56	289,697
BSM	Basement	0	165	33	38.91	6,420
FHS	Finished Half Story	352	704	352	97.28	68,484
FSP	Screened Porch	0	140	28	38.91	5,448
PTO	Patio	0	90	5	10.81	973
Ttl Gross Liv / Lease Area		1,841	2,588	1,907		371,022



CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>					
HARTFORD JAMES S TT FMD RLTY TRUST 167 DEPOT ST  DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	RESIDNTL 1090 364,000 364,000 RES LAND 1090 585,100 585,100 RESIDNTL 1090 32,500 32,500							
		0	No Sewer	0	Paved	0	Average												
		<b>SUPPLEMENTAL DATA</b>		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2867 Total Acres 2.528 Chapter Lan GIS ID F_877655_2836852		Cyclical 9 Exemption W District Res Exem Assoc Pid#													
								Total		981,600	981,600								
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)								
HARTFORD JAMES S TT			10490	0018	09-20-1991	U	I	1	1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
											2023	1090	370,200	2022	1090	338,400	2021	1090	337,700
												1090	715,000		1090	554,200		1090	461,800
												1090	18,300		1090	19,500		1090	19,500
											Total		1,103,500	Total		912,100	Total		819,000
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												<b>APPRAISED VALUE SUMMARY</b>							
Nbhd	Nbhd Name		B		Tracing		Batch							Appraised Bldg. Value (Card)		364,000			
0080														Appraised Xf (B) Value (Bldg)		0			
												Appraised Ob (B) Value (Bldg)		32,500					
												Appraised Land Value (Bldg)		585,100					
												Special Land Value		0					
												Total Appraised Parcel Value		981,600					
												Valuation Method		C					
												Total Appraised Parcel Value		981,600					
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				
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		
2	1090	Multi Houses			0.000 AC	0.00	1.00000	0	1.00	0080	1.503				0.0000	0.00	0		
Total Card Land Units					0.00 AC	Parcel Total Land Area					2.53	Total Land Value					0		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	0	
Model	01	Residential	Bsmt Type	06	
Grade	03	Average	Unfin Area	0.00	None
Stories	1				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	08	Wood On Sheath	Parcel Id		C
Exterior Wall 2					B
Roof Structure	02	Shed	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			141,196
Interior Floor 2			Net Other Adj		7,500
Heat Fuel	07	Propane	Replace Cost		148,696
Heat Type	07	Radiant-Elec.	Year Built		1959
AC Type	01	None	Effective Year Built		1991
Bedrooms	1		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
Total Rooms	3		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		70
Gas Fireplaces	0		Cns Sect Rcnld		104,100
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	02	Slab	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	0		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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	504	504	504	156.19	78,720
FGR	Garage	0	308	123	62.37	19,211
SHD	Attached Shed	0	207	72	54.33	11,246
SHP	Workshop	0	456	205	70.22	32,019
Ttl Gross Liv / Lease Area		504	1,475	904		141,196

