

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
GRANT ROBER J & DIANE L TT			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
GRANT FAMILY TRUST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	380,900	380,900	
26 MEETING HOUSE RD				0 Medium		RES LAND	1010	527,000	527,000	
SUPPLEMENTAL DATA										
DUXBURY MA 02332		Alt Prcl ID	Cyclical Exemption		9	RESIDNTL	1010	27,300	0	VISION
		Scnd Home Tax Class T	District Res Exem			Total		935,200	907,900	
		Tot Fin Area 1975	Assoc Pid#							
		Total Acres .92								
		Chapter Lan								
		GIS ID F_875985_2836984								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
GRANT ROBER J & DIANE L TT		LCC 125900	10-12-2017	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed			
GRANT ROGER J		LCC 84102	01-12-1993	Q	I	224,000	00	2023	1010	286,300	2022	1010	240,100			
									1010	626,900		1010	483,300			
									1010	0			2021	1010	238,800	
														1010	402,800	
								Total		913,200	Total		723,400	Total		641,600

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) 380,900			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			Batch

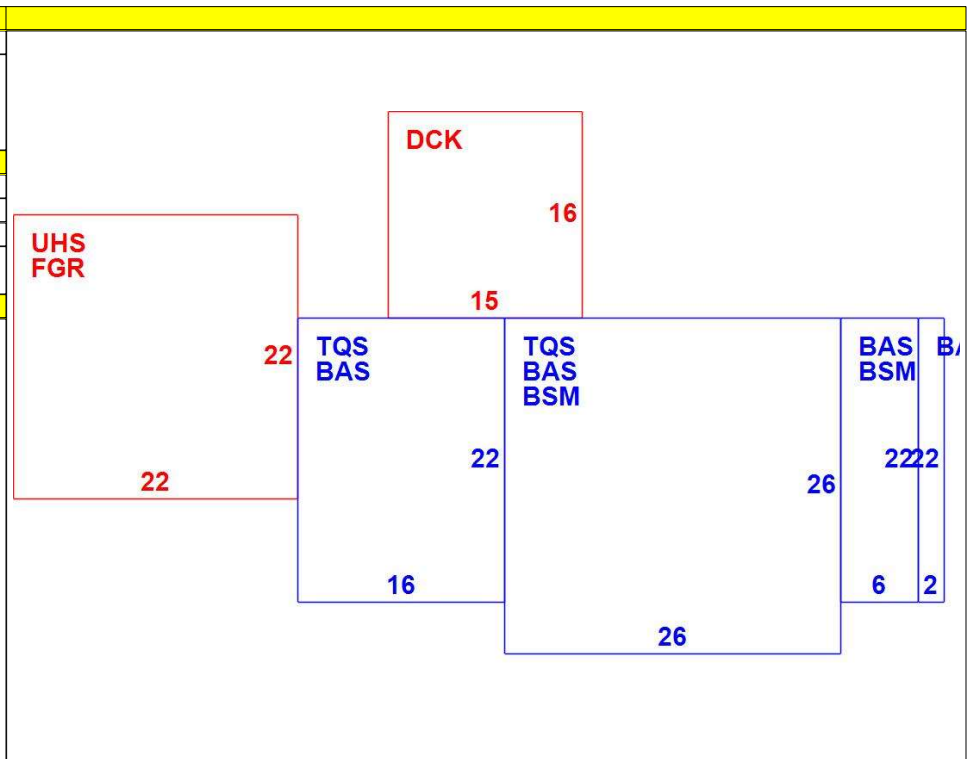
NOTES			
Total Appraised Parcel Value 935,200			
Valuation Method C			
Total Appraised Parcel Value 935,200			

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
BPO-21-489	12-09-2021	SP	Solar Panels	39,474		100	02-03-2022	26 ROOF TOP SOLAR PANELS	04-12-2013	VGS			20	Field Review
QPO-21-97	05-04-2021	MN	Maintenance	10,200		100		Replace Roof Shingles.	03-29-2006	KP		1	00	Measure & Listed
14030	05-09-1996	RM	Remodel	4,000	09-10-1997	100		ENLRG KITCH/CABINETS						

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	40,075 SF	8.75	1.00000	5	1.00	0080	1.503		1.0000	13.15	527,000	
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value				527,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	808	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	242.00	Partial
Stories	1.75				
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	1				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	430				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	808				

CONDO DATA			
Parcel Id	C	Owne	
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Net Other Adj		511,016	
Replace Cost		33,085	
Year Built		1958	
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		380,900	
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
SLR	Solar Panels	L	26	1050.00	2021	A	70	C	1.00	27,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,204	1,204	1,204	206.39	248,491
BSM	Basement	0	808	162	41.38	33,435
DCK	Deck	0	240	24	20.64	4,953
FGR	Garage	0	484	194	82.73	40,039
TQS	Three Quarter Story	771	1,028	771	154.79	159,125
UHS	Unfinished Half Story	0	484	121	51.60	24,973
Ttl Gross Liv / Lease Area		1,975	4,248	2,476		511,016



26 MEETING HOUSE RD

