

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
HEWETT JEFFREY W			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA	
HEWETT CAROL			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	242,700	242,700		
765 UNION ST				0 Medium		RES LAND	1010	350,700	350,700		
SUPPLEMENTAL DATA											
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1776 Total Acres .92 Chapter Lan			Cyclical 1 Exemption W District Res Exem			RESIDNTL	1010	7,100	7,100
GIS ID F_859307_2851514		Assoc Pid#						Total	600,500	600,500	VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HEWETT JEFFREY W		14054	0102	12-29-1995	U	I	145,000	1L	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FEDERAL HOME LOAN MORTGAGE CO		13719	0260	07-27-1995	U	I	143,246	1L	2023	1010	192,000	2022	1010	178,900	2021	1010	168,800
										1010	364,700		1010	300,600		1010	250,500
										1010	4,700		1010	4,700		1010	4,700
									Total		561,400	Total		484,200	Total		424,000

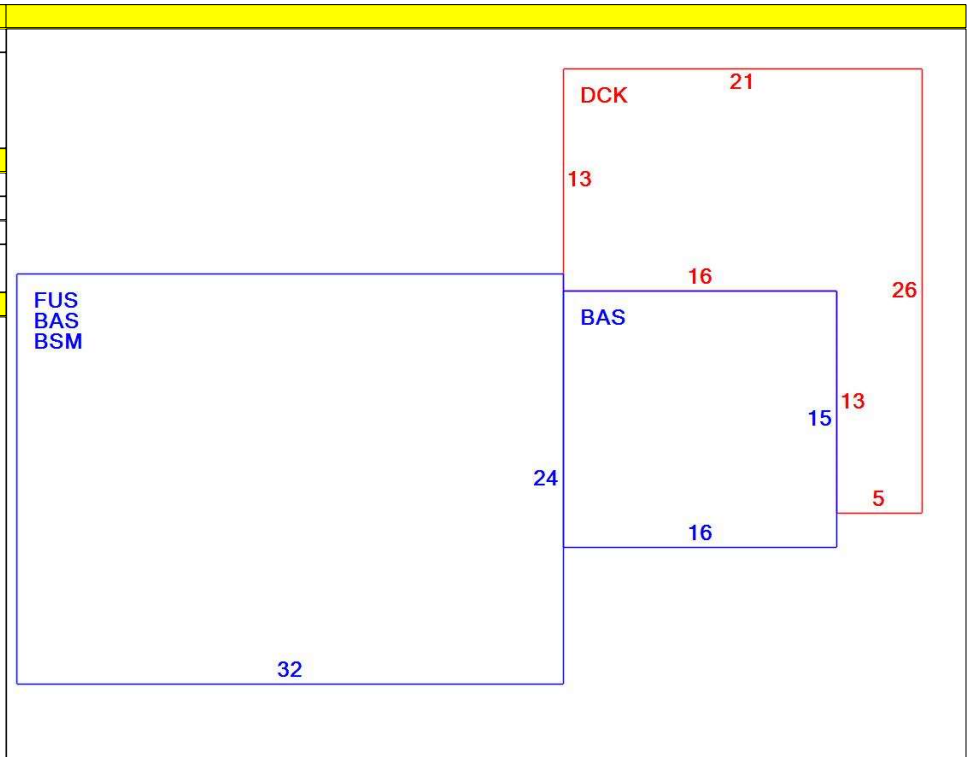
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
			Total				0.00											

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY										
Nbhd	Nbhd Name	B	Tracing	Batch										
0050														
NOTES														
										Appraised Bldg. Value (Card)		242,700		
										Appraised Xf (B) Value (Bldg)		0		
										Appraised Ob (B) Value (Bldg)		7,100		
										Appraised Land Value (Bldg)		350,700		
										Special Land Value		0		
										Total Appraised Parcel Value		600,500		
										Valuation Method		C		
										Total Appraised Parcel Value		600,500		

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
BPO-23-322	09-20-2023	RM	Remodel	66,500		0		BUILD A 4X7 ENCLOSED PORT		09-09-2020	SJT	5		20	Field Review
2013-158	08-27-2013	MN	Maintenance	10,750		100		STRIP & REROOF		04-12-2013	VGS			20	Field Review
14082	06-12-1996	MN	Maintenance	2,000	08-04-1997	100		STRIP & REROOF		10-17-2007	BSB			01	Measure - No Entry
12688	02-08-1993	MN	Maintenance		01-01-1994	100		FED AIRTGH TWD STOVE							

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	0050	1.000			1.0000	8.75	350,700
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			350,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	768	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	07	Gambrel	Adjust Type		
Roof Cover	03	Asphalt	Code		
Interior Wall 1	05	Drywall	Description		
Interior Wall 2			Factor%		
Interior Floor 1	12	Hardwood	COST / MARKET VALUATION		
Interior Floor 2					
Heat Fuel	02	Oil	Net Other Adj		311,805
Heat Type	05	Hot Water	Replace Cost		7,500
AC Type	01	None	Year Built		319,305
Bedrooms	3		Effective Year Built		1970
Full Baths	1		Depreciation Code		1997
Half Baths	1		Remodel Rating		G
Extra Fixtures	0		Year Remodeled		
Total Rooms	8		Depreciation %		24
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	0		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		76
Sq Ft Fin Bsmt	0		Cns Sect Rcnld		242,700
FBM Quality			Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	768		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	2020	E	100	A	2.00	7,100

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,008	1,008	1,008	158.76	160,030
BSM	Basement	0	768	154	31.83	24,449
DCK	Deck	0	338	34	15.97	5,398
FUS	Finished Upper Story	768	768	768	158.76	121,928
Ttl Gross Liv / Lease Area		1,776	2,882	1,964		311,805



765 UNION ST

