

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
ARNOLD EDWARD L			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
ARNOLD DOROTHY A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	814,400	814,400	
PO BOX 2117				0 Light		RES LAND	1010	542,200	542,200	
DUXBURY MA 02331		SUPPLEMENTAL DATA			RESIDNTL	1010	16,000	16,000		
Alt Prcl ID		Cyclical 5								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 2795		District								
Total Acres 5.149		Res Exem								
Chapter Lan										
GIS ID F_878830_2838590		Assoc Pid#								
							Total	1,372,600	1,372,600	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ARNOLD EDWARD L III & DOROTHY A T		57686 29	02-21-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
ARNOLD EDWARD L		10070 0149	12-13-1990	Q	V	200,000	00	2023	1010	607,400	2022	1010	506,400	2021	1010	482,200
									1010	644,300		1010	499,100		1010	668,800
									1010	11,400		1010	11,400		1010	7,400
							Total	1,263,100	Total	1,016,900	Total	1,158,400				

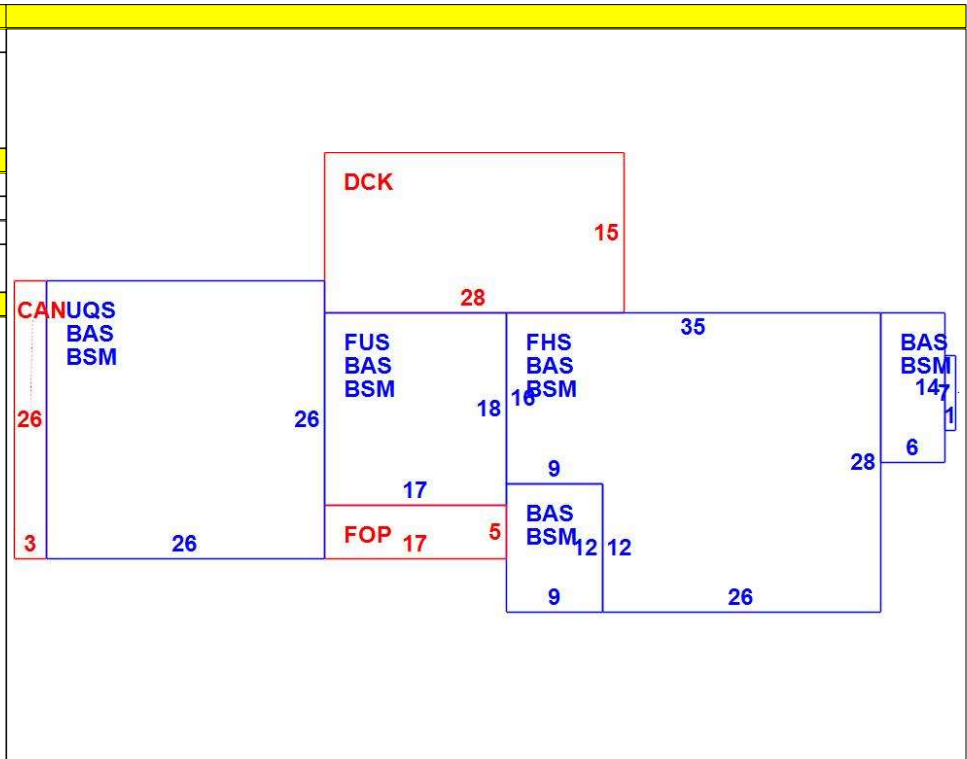
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
			Total	0.00								

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch					
0080					Appraised Bldg. Value (Card)	814,400			
					Appraised Xf (B) Value (Bldg)	0			
					Appraised Ob (B) Value (Bldg)	16,000			
					Appraised Land Value (Bldg)	542,200			
					Special Land Value	0			
					Total Appraised Parcel Value	1,372,600			
					Valuation Method	C			
					Total Appraised Parcel Value	1,372,600			

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
11877	04-29-1991	NC	New Construct	200,000	01-01-1994	100		H-31X35'W/EL19X18'GA		03-02-2020	SJT	0		00	Measure & Listed
										04-12-2013	VGS			20	Field Review
										02-28-2011	K/D		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	1010	Single Family	PD	Primary	40,000	SF 8.75	1.00000	5	1.00	0080	1.503			1.0002	526,100
1	1010	Single Family	PD	Residual	0.069	AC 35,000.00	1.00000	5	1.00	0080	1.503			1.0000	3,600
1	1010	Single Family	WP	Undevelop	4.162	AC 2,000.00	1.00000	0	1.00	0080	1.503			1.0000	12,500
Total Card Land Units					5.15	AC	Parcel Total Land Area					5.15	Total Land Value		542,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	2046	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	507.00	Full
Stories	1.75				
Occupancy	1		CONDO DATA		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		899,502
Interior Floor 2			Replace Cost		36,575
Heat Fuel	02	Oil	Year Built		1991
Heat Type	05	Hot Water	Effective Year Built		2008
AC Type	03	Central	Depreciation Code		VG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		13
Extra Fixtures	1		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		87
Extra Openings	0		Cns Sect Rcnd		814,400
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	2046		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	120	21.00	2000	A	70	C	1.00	1,800
SHD1	Shed	L	120	21.00	2000	A	70	C	1.00	1,800
GNR	GENERATOR	L	1	12400.00	2019	E	100	C	1.00	12,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,053	2,053	2,053	256.71	527,020
BSM	Basement	0	2,046	409	51.32	104,993
CAN	Canopy	0	78	8	26.33	2,054
DCK	Deck	0	420	42	25.67	10,782
FHS	Finished Half Story	436	872	436	128.35	111,924
FOP	Open Porch	0	85	13	39.26	3,337
FUS	Finished Upper Story	306	306	306	256.71	78,552
UQS	Unfin 3/4 Story	0	676	237	90.00	60,840
Ttl Gross Liv / Lease Area		2,795	6,536	3,504		899,502

