

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION							
BOSTON FIDUCIARY SERVICES LLC 21 HARRISON STREET REALTY TRU C/O CHARLIE CLAPP-HOWLAND FIN 75 FEDERAL ST #1100 BOSTON MA 02110		0	Water	0	Private	0	Average	Description		Code	Appraised	Assessed									
		0	No Sewer	0	Paved	0	Average	RES LAND		1320	52,500	52,500									
		0		0	Light	0															
SUPPLEMENTAL DATA																					
Alt Prcl ID				Cyclical Exemption																	
Scnd Home				W																	
Tax Class T				District																	
Tot Fin Area 0				Res Exem																	
Total Acres .41																					
Chapter Lan																					
GIS ID F_880778_2840256				Assoc Pid#																	
										Total		52,500		52,500							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
BOSTON FIDUCIARY SERVICES LLC TR GOLDTHWAIT JOHN S & VAN DORN WA HAAS DANIEL TT				51207	321	06-07-2019		U	V	25,000		1T	Year	Code	Assessed	Year	Code	Assessed			
				41389	0097	05-18-2012		U	V	815,000		1V	2023	1320	45,800	2022	1320	31,200	2021	1320	26,300
				17553	0280	06-11-1999		U	V	100		1F									
										Total		45,800		Total		31,200		Total		26,300	
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																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0090																					
NOTES																					
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						
										01-01-2018	AO	3		99	Vacant Land						
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	1320	Vacant Land - Un	RC	Residual	0.410 AC	35,000.00	1.00000	5	1.00	0090	3.661			1.0000	2.94	52,500					
Total Card Land Units					0.41 AC	Parcel Total Land Area					0.41	Total Land Value					52,500				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)													
Element	Cd	Description	Element	Cd	Description	No Sketch										
Style	99	Vacant Land	Bsmt Area													
Model	00	Vacant	Bsmt Type													
Grade			Unfin Area													
Stories			CONDO DATA													
Occupancy			Parcel Id		C							Owne				
Exterior Wall 1												B		S		
Exterior Wall 2																
Roof Structure			Adjust Type	Code	Description							Factor%				
Roof Cover			Condo Flr													
Interior Wall 1			Condo Unit													
Interior Wall 2			COST / MARKET VALUATION													
Interior Floor 1												0				
Interior Floor 2			Net Other Adj													
Heat Fuel			Replace Cost													
Heat Type			Year Built													
AC Type			Effective Year Built			0										
Bedrooms			Depreciation Code													
Full Baths			Remodel Rating													
Half Baths			Year Remodeled													
Extra Fixtures			Depreciation %													
Total Rooms			Functional Obsol													
Bath Style			External Obsol													
Kitchen Style			Trend Factor			1.000										
Extra Kitchens			Condition													
Fireplaces			Condition %													
Extra Openings			Percent Good													
Gas Fireplaces			Cns Sect Rcnld													
Sq Ft Fin Bsmt			Dep % Ovr													
FBM Quality			Dep Ovr Comment													
Foundation			Misc Imp Ovr													
Bsmt Garage			Misc Imp Ovr Comment													
Bsmt Area			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										
Ttl Gross Liv / Lease Area		0	0	0		0										