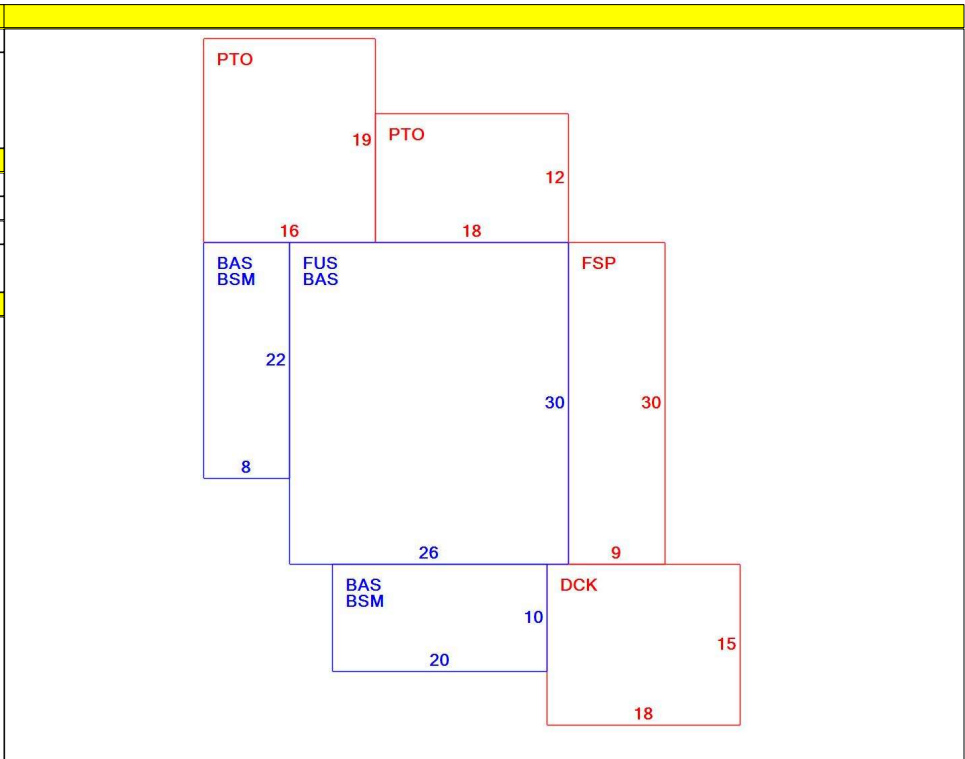


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION			
HAMORI CHRISTINE ANNMARIE 46 WINSOR ST DUXBURY MA 02332		0	Water	0	Dead End	0	Average	Description	Code	Appraised	Assessed	386,400 386,400 1,902,800 20,400					
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	386,400	386,400						
		0	Light			RES LAND	1010	1,902,800	1,902,800								
SUPPLEMENTAL DATA										RESIDNTL	1010	20,400	20,400				
Alt Prcl ID		Scnd Home 500775		Cyclical Exemption W		8											
Tax Class T		Tot Fin Area 1936		District Res Exem													
Total Acres .39		Chapter Lan		Assoc Pid#													
GIS ID F_881483_2839015										Total	2,309,600	2,309,600					
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
HAMORI CHRISTINE ANNMARIE		55287	165	07-09-2021	Q	I	1,800,000	00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
HARROD NANCY K		55226	129	06-29-2021	U	I	1	1A	2023	1010	297,900	2022	1010	246,200	2021	1010	250,600
COREY TAYLOR E C		54853	7	04-26-2021	U	I	1	1A		1010	1,657,800		1010	1,146,600		1010	958,000
COREY TRUST/ COREY E RAYMOND (L/		19754	0321	04-30-2001	U	I	1	1J		1010	15,700		1010	15,700		1010	15,700
										Total	1,971,400	Total	1,408,500	Total	1,224,300		
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										APPRAISED VALUE SUMMARY							
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				386,400			
0090										Appraised Xf (B) Value (Bldg)				0			
										Appraised Ob (B) Value (Bldg)				20,400			
										Appraised Land Value (Bldg)				1,902,800			
										Special Land Value				0			
										Total Appraised Parcel Value				2,309,600			
										Valuation Method				C			
										Total Appraised Parcel Value				2,309,600			
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		
15260	12-22-1998	MN	Maintenance	15,000		100		RPLCE RF RFTRS/RERF		09-23-2019	SJD			20	Field Review		
										02-25-2019	SJT	0	1	00	Measure & Listed		
										04-12-2013	VGS			20	Field Review		
										08-25-1999	BSB		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	RC	Primary	17,128 SF	17.34	1.00000	5	1.00	0090	3.661			V175	1.7500	111.09	1,902,800
Total Card Land Units					0.39 AC	Parcel Total Land Area					0.39	Total Land Value					1,902,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	388	
Model	01	Residential	Bsmt Type	00	
Grade	06	Good	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	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	07	Pine/Wood	COST / MARKET VALUATION		
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas	Net Other Adj		512,291
Heat Type	04	Forced Air-Duc	Replace Cost		24,360
AC Type	03	Central	Year Built		536,650
Bedrooms	4		Effective Year Built		1935
Full Baths	3		Depreciation Code		1993
Half Baths	0		Remodel Rating		G
Extra Fixtures	1		Year Remodeled		
Total Rooms	8		Depreciation %		28
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	1		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		72
Sq Ft Fin Bsmt	0		Cns Sect Rcnld		386,400
FBM Quality			Dep % Ovr		
Foundation	05	Conc Block	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	388		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
FGR1	Garage - 1 Sto	L	560	52.00	1985	A	70	C	1.00	20,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,156	1,156	1,156	241.87	279,607
BSM	Basement	0	376	75	48.25	18,141
DCK	Deck	0	270	27	24.19	6,531
FSP	Screened Porch	0	270	54	48.37	13,061
FUS	Finished Upper Story	780	780	780	241.87	188,662
PTO	Patio	0	520	26	12.09	6,289
Ttl Gross Liv / Lease Area		1,936	3,372	2,118		512,291

