

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION
FREEMAN PLACE LLC C/O CORNELIA LEE WAREHAM 1148 FIFTH AVENUE NEW YORK NY 10128		1 Level	0 Water	0 Private	0 Average	Description	Code	Appraised	Assessed	
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,427,900	1,427,900	
		SUPPLEMENTAL DATA				RES LAND	1010	3,984,500	3,984,500	
		Alt Prcl ID	Cyclical	8	RESIDNTL	1010	10,500	10,500		
		Scnd Home	Exemption	W						
		Tax Class	T	W						
		Tot Fin Area	2730	District						
		Total Acres	1.138	Res Exem						
		Chapter Lan								
		GIS ID	F_881389_2838226	Assoc Pid#						
							Total	5,422,900	5,422,900	

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
FREEMAN PLACE LLC	LCC 119025	05-28-2013	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
WAREHAM CORNELIA L, MAILER-HOWA	LCC 118388	12-11-2012	U	I	1	1A	2023	1010	1,021,700	2022	1010	948,700	2021	1010	876,800
WAREHAM CORNELIA LEE & RAYMOND	LCC 111387	12-07-2007	U	I	100	1A		1010	4,006,800		1010	3,448,500		1010	2,912,500
								1010	7,700		1010	7,700		1010	4,300
							Total	5,036,200	Total	4,404,900	Total	3,793,600			

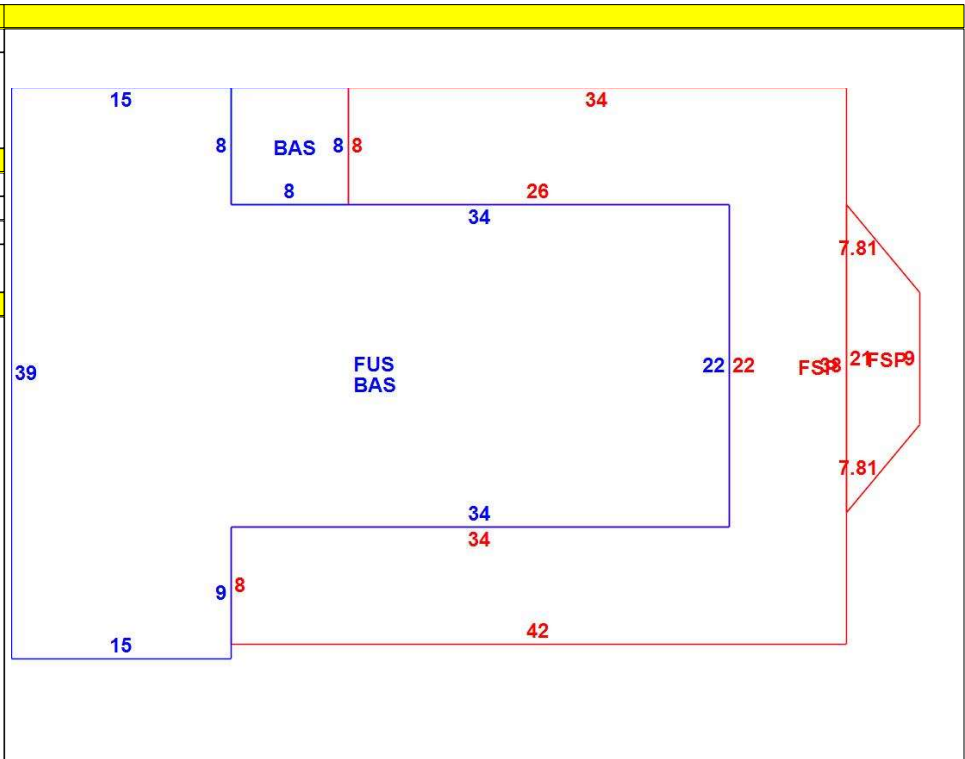
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
			Total	0.00												

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY						
Nbhd	Nbhd Name	B	Tracing	Batch						
0090					Appraised Bldg. Value (Card)				1,427,900	
					Appraised Xf (B) Value (Bldg)				0	
					Appraised Ob (B) Value (Bldg)				10,500	
					Appraised Land Value (Bldg)				3,984,500	
					Special Land Value				0	
					Total Appraised Parcel Value				5,422,900	
					Valuation Method				C	
					Total Appraised Parcel Value				5,422,900	

NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
2018-424	11-19-2018	RM	Remodel	125,000	07-29-2019	100		MOVE EXISTING DWELLING O	07-29-2019	SJT	5		06	Inspection Only	
2012-326	12-13-2012	AD	Addition	213,400		100		ACCESSORY STRUCTURE ON	03-26-2019	SJT	5		01	Measure - No Entry	
2012-325	12-13-2012	AD	Addition	24,000		100		FOUNDATION FOR 2 STY ACC	08-09-2013	BH			00	Measure & Listed	
2012-270	10-16-2012	DM	Demolish	13,500		100		DEMO 21'X23' DETACHED GAR	04-12-2013	VGS			20	Field Review	
14560	07-10-1997	NC	New Construct			100		TEMP TENT 40X100	06-24-2008	BSB		1	00	Measure & Listed	
13949	01-26-1996	RM	Remodel	33,000		100		RMDL KITCH, BATH ETC							
13672	05-26-1995	MN	Maintenance	7,000	06-05-1996	100		REROOF RED CEDAR							

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	40,000	SF	8.75	1.00000	5	1.00	0090	3.661	W325,ES95	3.0875	98.91	3,956,300	
1	1010	Single Family	WP	Residual	0.220	AC	35,000.00	1.00000	5	1.00	0090	3.661		1.0000	2.94	28,200	
					Total Card Land Units	1.14	AC	Parcel Total Land Area					1.14	Total Land Value			3,984,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	0	
Model	01	Residential	Bsmt Type	00	
Grade	10	Custom +	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1				
Exterior Wall 1	25	Vinyl Siding	CONDO DATA		
Exterior Wall 2			Parcel Id		C
Roof Structure	04	Hip			Owne
Roof Cover	03	Asphalt			B
Interior Wall 1	05	Drywall			S
Interior Wall 2			Adjust Type	Code	Description
Interior Floor 1	09	Pine/Soft Wood	Condo Flr		Factor%
Interior Floor 2			Condo Unit		
Heat Fuel	03	Gas	COST / MARKET VALUATION		
Heat Type	05	Hot Water	Net Other Adj		823,831
AC Type	01	None	Replace Cost		33,415
Bedrooms	5		Year Built		1890
Full Baths	2		Effective Year Built		2008
Half Baths	1		Depreciation Code		R
Extra Fixtures	1		Remodel Rating		
Total Rooms	9		Year Remodeled		
Bath Style	02	Average	Depreciation %		13
Kitchen Style	02	Average	Functional Obsol		
Extra Kitchens	0		External Obsol		
Fireplaces	1		Trend Factor		1.000
Extra Openings	0		Condition		
Gas Fireplaces	0		Condition %		
Sq Ft Fin Bsmt	0		Percent Good		87
FBM Quality			Cns Sect Rcnd		745,800
Foundation	03	Stone	Dep % Ovr		
Bsmt Garage	0		Dep Ovr Comment		
Bsmt Area	0		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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,397	1,397	1,397	283.88	396,586	
FSP	Screened Porch	0	859	172	56.84	48,828	
FUS	Finished Upper Story	1,333	1,333	1,333	283.88	378,417	
Ttl Gross Liv / Lease Area		2,730	3,589	2,902		823,831	



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				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	1,427,900	1,427,900								
						0	Light			RES LAND	1010	3,984,500	3,984,500								
SUPPLEMENTAL DATA										RESIDNTL	1010	10,500	10,500								
Alt Prcl ID		Scnd Home		Cyclical Exemption		8															
Tax Class		T		W		W															
Tot Fin Area		2730		District																	
Total Acres		1.138		Res Exem																	
Chapter Lan				Assoc Pid#																	
GIS ID		F_881389_2838226																			
										Total		5,422,900	5,422,900								
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC						PREVIOUS ASSESSMENTS (HISTORY)			
FREEMAN PLACE LLC		LCC	119025	05-28-2013		U	I			1	1A	Year	Code	Assessed	Year			Code	Assessed	Year	Code
WAREHAM CORNELIA L, MAILER-HOWA		LCC	118388	12-11-2012		U	I			1	1A	2023	1010	1,021,700	2022	1010	948,700	2021	1010	876,800	
WAREHAM CORNELIA LEE & RAYMOND		LCC	111387	12-07-2007		U	I			100	1A		1010	4,006,800		1010	3,448,500		1010	2,912,500	
													1010	7,700		1010	7,700		1010	4,300	
		Total										Total		5,036,200	Total		4,404,900	Total		3,793,600	
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																					
NO KITCHEN CTH/FUS = ART STUDIO 1 BED/1.5 BTH OWNER ALLOWED WALKTHROUGH 3/2019 MEASURED BUT NO INTERIOR ACCESS NOTE LEFT ON DOOR.																					
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				
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				
2	1010	Single Family			0 SF	0.00	1.00000	0	1.00	0090	3.661			0.0000		0.00	0				
Total Card Land Units					0.00	AC	Parcel Total Land Area			1.14	Total Land Value					0					

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	1056	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area		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	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			727,206
Interior Floor 2			Net Other Adj		14,250
Heat Fuel	03	Gas	Replace Cost		741,455
Heat Type	04	Forced Air-Duc	Year Built		2012
AC Type	03	Central	Effective Year Built		2013
Bedrooms	1		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures			Depreciation %	8	
Total Rooms	5		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor	1.000	
Extra Kitchens			Condition		
Fireplaces			Condition %		
Extra Openings			Percent Good	92	
Gas Fireplaces			Cns Sect Rcnld		682,100
Sq Ft Fin Bsmt			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage			Misc Imp Ovr Comment		
Bsmt Area	1056		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
GNR	GENERATOR	L	1	12400.00	2018	G	85	C	1.00	10,500

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,056	1,056	1,056	292.64	309,026
BSM	Basement	0	1,056	211	58.47	61,747
CTH	Cathedral Ceiling	0	1,056	106	29.37	31,020
FSP	Screened Porch	0	228	46	59.04	13,461
FUS	Finished Upper Story	1,056	1,056	1,056	292.64	309,026
WDK	Deck	0	96	10	30.48	2,926
Ttl Gross Liv / Lease Area		2,112	4,548	2,485		727,206

