

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>
COOK SUSAN R  149 BAYRIDGE LN  DUXBURY MA 02332			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	389,800	389,800	
		<b>SUPPLEMENTAL DATA</b>			0 Medium		RES LAND	1010	421,000	
		Alt Prcl ID	Cyclical 7			RESIDNTL	1010	34,200	34,200	
		Scnd Home	Exemption 22							
		Tax Class T	W							
		Tot Fin Area 1798	District							
		Total Acres .43	Res Exem							
		Chapter Lan								
		GIS ID F_874889_2835043	Assoc Pid#							
						Total	845,000	845,000		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
COOK SUSAN R		12289 0058	10-14-1993	U	I	0	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
COOK SUSAN R		9226 0077	07-03-1989	U	I	1	1A	2023	1010	290,600	2022	1010	242,100	2021	1010	241,700
									1010	411,000		1010	353,900		1010	265,200
									1010	25,800		1010	25,800		1010	21,800
								Total	727,400		Total	621,800		Total	528,700	

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int					
2023	22	22 VETERAN	400.00										
Total			400.00										

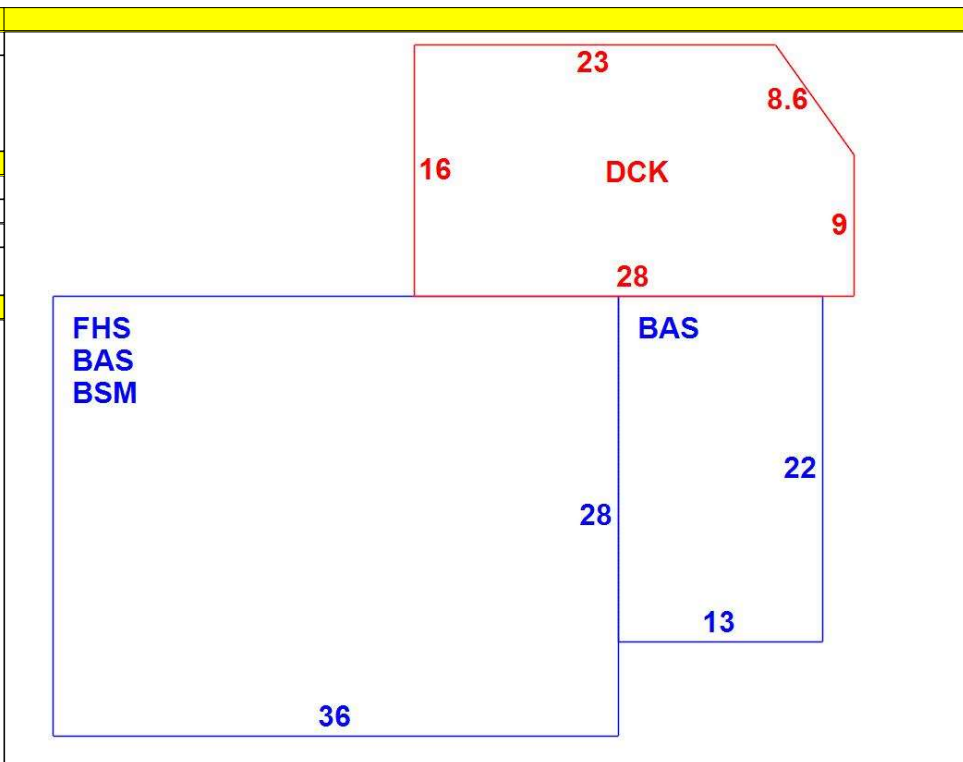
ASSESSING NEIGHBORHOOD					APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)	389,800			
0070					Appraised Xf (B) Value (Bldg)	0			
					Appraised Ob (B) Value (Bldg)	34,200			
					Appraised Land Value (Bldg)	421,000			

NOTES										VISIT / CHANGE HISTORY					
Ref Pids: 6231/6234/6235										Date	Id	Type	Is	Cd	Purpose/Result
										08-27-2019	SJT	10		00	Measure & Listed
										09-17-2018	SJD			20	Field Review
										04-12-2013	VGS			20	Field Review
										12-14-2006	KP		1	00	Measure & Listed
										Total Appraised Parcel Value 845,000					

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
19990219	05-20-1999	NC	New Construct	5,200	06-20-2000	100		12X26 DECK		08-27-2019	SJT	10		00	Measure & Listed
										09-17-2018	SJD			20	Field Review
										04-12-2013	VGS			20	Field Review
										12-14-2006	KP		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	18,731 SF	16.18	1.00000	5	1.00	0070	1.389		1.0000	22.48	421,000
Total Card Land Units					0.43 AC	Parcel Total Land Area					0.43	Total Land Value			421,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1008	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.5				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	25	Vinyl Siding	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type		
Roof Cover	03	Asphalt	Code		
Interior Wall 1	05	Drywall	Description		
Interior Wall 2			Factor%		
Interior Floor 1	12	Hardwood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2			Net Other Adj		513,968
Heat Fuel	03	Gas	Replace Cost		20,010
Heat Type	04	Forced Air-Duc	Year Built		533,978
AC Type	03	Central	Effective Year Built		1950
Bedrooms	4		Depreciation Code		1994
Full Baths	2		Remodel Rating		G
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		27
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		73
Gas Fireplaces	0		Cns Sect Rcnd		389,800
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	05	Conc Block	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1008		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	600	52.00	1985	A	70	C	1.00	21,800
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	1,294	1,294	1,294	251.58	325,538
BSM	Basement	0	1,008	202	50.41	50,818
DCK	Deck	0	431	43	25.10	10,818
FHS	Finished Half Story	504	1,008	504	125.79	126,794
Ttl Gross Liv / Lease Area		1,798	3,741	2,043		513,968

