

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>		
KINGSBURY SANDY E & HELENE C TT 250 STANDISH STREET REALTY TRU PO BOX AH  DUXBURY MA 02331		0	Water	0	Two-Way	0	Average	Description	Code		Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010		587,200	587,200
		SUPPLEMENTAL DATA		0		Medium			RES LAND		1010	1,205,200
		Alt Prcl ID		Cyclical 9				RESIDNTL	1010	35,200	35,200	
		Scnd Home		Exemption								
		Tax Class T		W								
		Tot Fin Area 3006		District								
		Total Acres .88		Res Exem								
		Chapter Lan										
		GIS ID F_879119_2831048		Assoc Pid#								
								Total		1,827,600	1,827,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
KINGSBURY SANDY E & HELENE C TT		44134 0066	03-11-2014	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
KINGSBURY SANDY E		19221 0185	12-29-2000	Q	I	665,000	00	2023	1010	466,700	2022	1010	428,100
MARINO JON D		14558 0121	08-01-1996	Q	I	368,834	00		1010	1,051,300		1010	717,300
									1010	20,000		1010	20,000
								Total		1,538,000	Total		1,165,400
								Total			Total		997,100

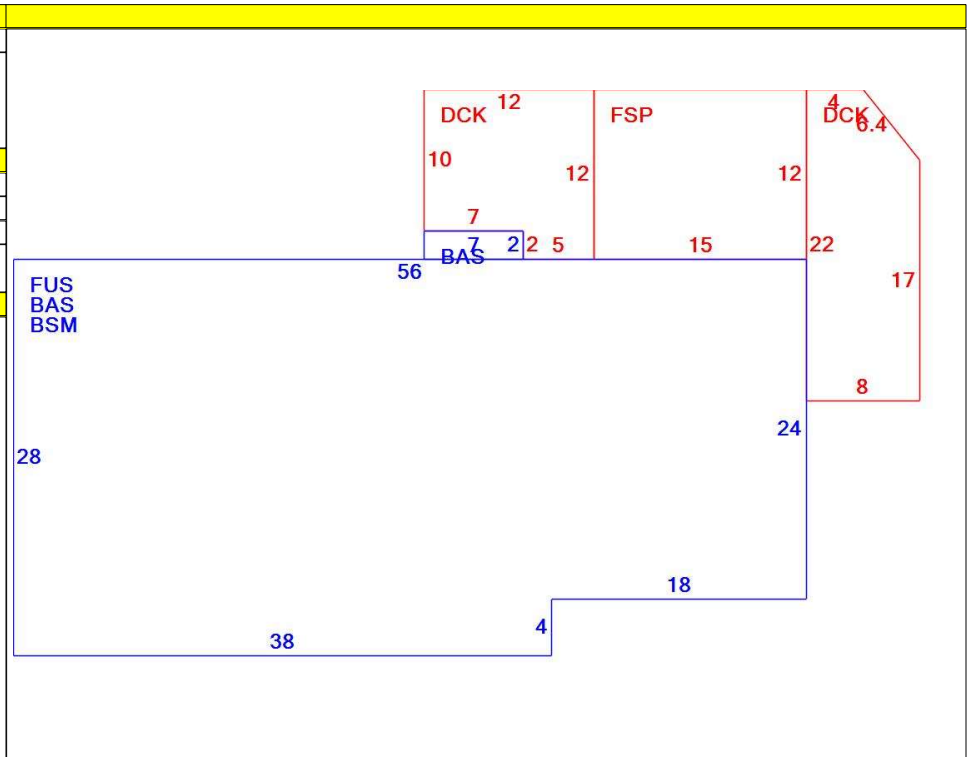
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0090								
NOTES				Appraised Bldg. Value (Card)				587,200
				Appraised Xf (B) Value (Bldg)				0
				Appraised Ob (B) Value (Bldg)				35,200
				Appraised Land Value (Bldg)				1,205,200
				Special Land Value				0
				Total Appraised Parcel Value				1,827,600
				Valuation Method				C
				Total Appraised Parcel Value				1,827,600

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
QP-19-226	09-12-2019	MN	Maintenance	1,235		100		1 WINDOW	11-07-2016	JLF	10	1	00	Measure & Listed
103	08-27-2009	MN	Maintenance	6,200		100		RPLC 10 WINDOWS	04-12-2013	VGS			20	Field Review
15179	10-22-1998	NC	New Construct	1,500	04-14-1999	100		8X8 UTILITY BLDING	07-22-2008	BSB		1	00	Measure & Listed
15111	09-04-1998	NC	New Construct	13,000	01-01-2000	100		48X13 HTD VNYL POOL						
13877	11-01-1996	NC	New Construct	100	06-05-1996	100		RELOCATE RADIO TOWER						
13494	11-16-1994	NC	New Construct	1,000	06-05-1996	100		36' RADIO TWR/10'MST						

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	38,333 SF	9.04	1.00000	5	1.00	0090	3.661	TOPO. FRONT AND REAR SL	TP95	0.9500	31.44	1,205,200
Total Card Land Units					0.88 AC	Parcel Total Land Area					0.88	Total Land Value				1,205,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1496	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
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		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			691,988
Interior Floor 2			Net Other Adj		51,294
Heat Fuel	03	Gas	Replace Cost		743,281
Heat Type	05	Hot Water	Year Built		1984
AC Type	03	Central	Effective Year Built		2000
Bedrooms	5		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		21
Total Rooms	9		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	1		Percent Good		79
Gas Fireplaces	0		Cns Sect Rcnd		587,200
Sq Ft Fin Bsmt	695		Dep % Ovr		
FBM Quality	04	Above Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1496		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
SPL1	Ing Pool - Ave	L	648	64.00	1998	A	70	C	1.00	29,000
PTO	Patio	L	500	15.00	1998	A	70	C	1.00	5,300
SHD1	Shed	L	64	21.00	1984	A	70	C	1.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,510	1,510	1,510	205.28	309,968
BSM	Basement	0	1,496	299	41.03	61,378
DCK	Deck	0	296	30	20.81	6,158
FSP	Screened Porch	0	180	36	41.06	7,390
FUS	Finished Upper Story	1,496	1,496	1,496	205.28	307,094
Ttl Gross Liv / Lease Area		3,006	4,978	3,371		691,988

