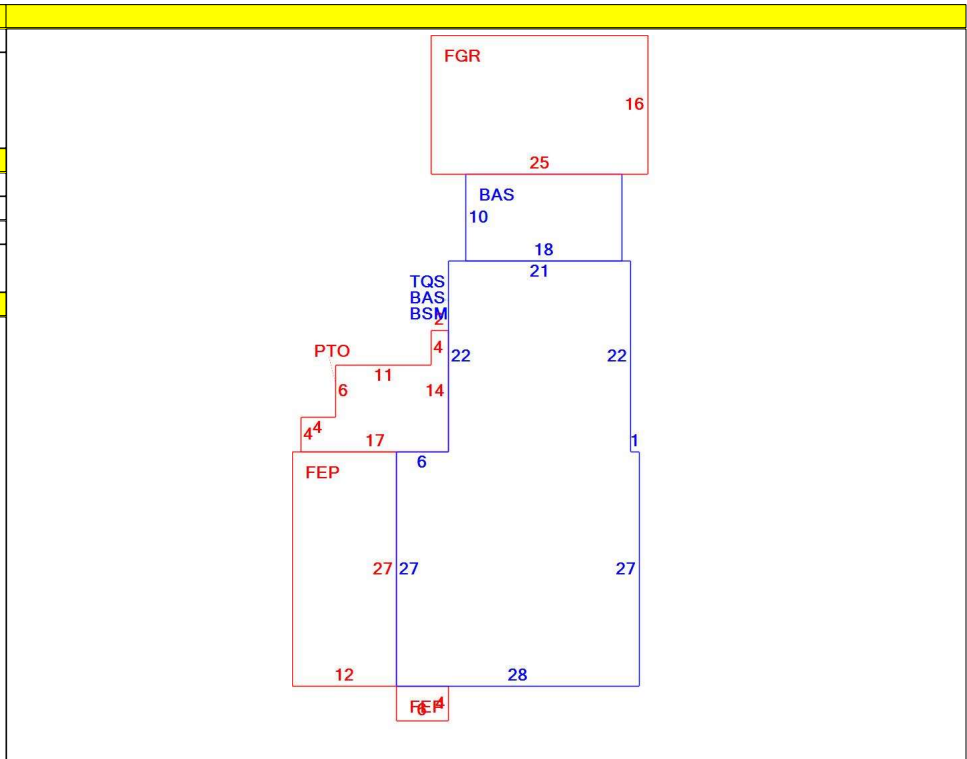


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA			
FALLON LOUISE W				0 Water		0 Arterial		0 Average		Description	Code	Appraised	Assessed				
31 WASHINGTON ST				0 No Sewer		0 Paved		0 Average		RESIDENTL	1010	299,500	299,500				
						0 Heavy				RES LAND	1010	1,205,400	1,205,400				
DUXBURY MA 02332										Total				1,504,900	1,504,900		
SUPPLEMENTAL DATA										PREVIOUS ASSESSMENTS (HISTORY)							
Alt Prcl ID		Scnd Home		Tax Class T		Tot Fin Area 2131		Total Acres .66		Chapter Lan		GIS ID F_878550_2834726		Assoc Pid#		Cyclical Exemption W District Res Exem	
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		Year		Code		Assessed	
FALLON LOUISE W		55194 329		06-24-2021		U I		1 1A				2023		1010		297,300	
WEBBER PORTER C JR		48215 0096		03-17-2017		Q I		742,000 00				2022		1010		267,700	
WEIHMAN EDWARD A JR & SARAH D		40276 0185		08-31-2011		Q I		605,000 00				2021		1010		717,400	
CAROLINE LORING TRUST		19031 0220		11-01-2000		Q I		595,000 00									
BURKE JOHN N		16296 0077		06-15-1998		Q I		372,500 00									
		Total										Total		1,349,100		Total 985,100	
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		Appraised Bldg. Value (Card)				299,500			
0090										Appraised Xf (B) Value (Bldg)				0			
										Appraised Ob (B) Value (Bldg)				0			
										Appraised Land Value (Bldg)				1,205,400			
										Special Land Value				0			
										Total Appraised Parcel Value				1,504,900			
										Valuation Method				C			
										Total Appraised Parcel Value				1,504,900			
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-19-267	10-23-2019	MN		10,000		100	12-10-2019	REPLACE 7 WINDOWS		05-18-2016	JLF	5		01	Measure - No Entry		
2015-131	06-26-2015	MN	Maintenance	11,900		100		STRIP & REROOF		07-23-2015	JLF	5	1	00	Measure & Listed		
2014-82	04-02-2014	AD	Addition	120,421	05-18-2016	100		CONSTRUCT A 10 X 17.5 CON		04-12-2013	VGS			20	Field Review		
149	09-01-2011	MN	Maintenance	875		100		RPL CEILING 2 RM 2ND		10-11-2012	KP	6		30	Quality Control		
14992	06-24-1998	AD	Addition	5,000		100		12'DRMER & REROOF		05-02-2011	KP		1	00	Measure & Listed		
LAND LINE VALUATION SECTION										VISIT / CHANGE HISTORY							
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	28,750 SF	11.45	1.00000	5	1.00	0090	3.661			1.0000	41.93	1,205,400	
Total Card Land Units					0.66	AC	Parcel Total Land Area					0.66	Total Land Value				1,205,400

VISION

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1218	
Model	01	Residential	Bsmt Type	00	
Grade	03	Average	Unfin Area	0.00	N/A
Stories	1.85				
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	10	Wood Shingle	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			401,879
Interior Floor 2			Net Other Adj		19,900
Heat Fuel	03	Gas	Replace Cost		421,780
Heat Type	04	Forced Air-Duc	Year Built		1790
AC Type	03	Central	Effective Year Built		1992
Bedrooms	3		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		29
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	3		Condition %		
Extra Openings	2		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnd		299,500
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	03	Stone	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1218		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	1,398	1,398	1,398	137.02	191,554
BSM	Basement	0	1,218	244	27.45	33,433
FEP	Finished Enclosed Porch	0	348	209	82.29	28,637
FGR	Garage	0	400	160	54.81	21,923
PTO	Patio	0	154	8	7.12	1,096
TQS	Three Quarter Story	914	1,218	914	102.82	125,236
Ttl Gross Liv / Lease Area		2,312	4,736	2,933		401,879

