

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>		
BARTLETT BRUCE R & PATRICIA A TT SECOND SUNSET BAY REALTY TRU 274 MARSHALL ST  DUXBURY MA 02332		0	Water	0	Two-Way	0	Average	Description	Code		Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010		5,473,300	5,473,300
		SUPPLEMENTAL DATA		0		Medium	RES LAND	1010	4,439,900		4,439,900	
Alt Prcl ID		Cyclical		9	RESIDNTL	1010	155,900	155,900	Total		10,069,100	10,069,100
Scnd Home		Exemption		W								
Tax Class		District		W								
Tot Fin Area		Res Exem										
Total Acres		Assoc Pid#										
Chapter Lan		GIS ID										
F_881860_2830872		F_881860_2830872										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BARTLETT BRUCE R & PATRICIA A TT		LCC	129242	10-04-2019	Q	I	8,750,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BOLZE ALICIA A TT		LCC	119878	04-08-2015	U	I	0	1A	2023	1010	5,220,500	2022	1010	4,824,100	2021	1010	4,423,800
LEVITAN SHARI A TT		LCC	119878	12-02-2013	U	I	6,750,000	1		1010	4,736,100		1010	4,302,700		1010	3,607,800
MCGRATH EDWARD J & MICHELE GREE		LCC	102079	09-25-2002	U	I	3,350,000	1		1010	99,600		1010	99,600		1010	96,800
		Total							10,056,200		Total		9,226,400		Total		8,128,400

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										
0100					Appraised Bldg. Value (Card)						5,470,800			
					Appraised Xf (B) Value (Bldg)						2,500			
					Appraised Ob (B) Value (Bldg)						155,900			
					Appraised Land Value (Bldg)						4,439,900			
					Special Land Value						0			
					Total Appraised Parcel Value						10,069,100			
					Valuation Method						C			
					Total Appraised Parcel Value						10,069,100			

NOTES																			

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-20-22	03-02-2020	MN	Maintenance	199,457		100	04-21-2020	Strip & Re-Roof w/red cedar shin		05-24-2018	JLF			01	Measure - No Entry				
2017-33	02-01-2017	RM	Remodel	80,000	05-24-2018	100		REMODEL OF EXISTING FINIS		05-14-2015	JLF	5	1	00	Measure & Listed				
2015-380	11-12-2015	MN	Maintenance	60,000	05-24-2018	100		REMOVE EXISTING POOL AND		04-12-2013	VGS			20	Field Review				
2014-60	03-10-2014	RM	Remodel		05-14-2015	100		REMODEL KITCHEN/BATH MU		07-28-2005	KP		6	00	Measure & Listed				
2014-2	01-02-2014	RM	Remodel	300,000	05-14-2015	100		RM KITCHEN, BATHS, MUDRO											
220	05-28-2004	RM	Remodel	75,000	06-30-2004	100		FIN 2500' IN BSMNT											
558	10-21-2003	NC	New Construct	21,120		100		22 X 32 GARAGE											

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	0100	3.519				W350	3.5000	107.78	4,311,000
1	1010	Single Family	RC	Residual	1.200	AC	35,000.00	0.86666	5	1.00	0100	3.519					1.0000	2.45	128,100
1	1010	Single Family	WP	Undevelop	0.120	AC	2,000.00	1.00000	0	1.00	0100	3.519					1.0000	0.15	800
Total Card Land Units					2.24	AC	Parcel Total Land Area					2.24				Total Land Value		4,439,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	20	Mansion	Bsmt Area	4996	
Model	01	Residential	Bsmt Type	04	
Grade	16	Estate	Unfin Area	0.00	Full
Stories	2.5		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Fir		
Interior Wall 1	03	Plaster	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			5,373,036
Interior Floor 2			Net Other Adj		325,675
Heat Fuel	03	Gas	Replace Cost		5,698,710
Heat Type	05	Hot Water	Year Built		2003
AC Type	03	Central	Effective Year Built		2017
Bedrooms	5		Depreciation Code		R
Full Baths	5		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	3		Depreciation %	4	
Total Rooms	11		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	03	Modern	Trend Factor	1.000	
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	1		Percent Good	96	
Gas Fireplaces	0		Cns Sect Rcnd		5,470,800
Sq Ft Fin Bsmt	2490		Dep % Ovr		
FBM Quality	05	Living Area	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	4996		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
TEN	Tennis Court	L	1	48500.00	1995	A	70	C	1.00	34,000
FGR1	Garage - 1 Sto	L	704	52.00	2004	A	70	B	1.50	38,400
HOT	HOT TUB	B	1	10500.00	2011	A	96	E	0.25	2,500
GNR	GENERATOR	L	1	12400.00	2014	A	70	C	1.00	8,700
SPL2	Ing Pool-Good	L	800	89.00	2015	A	70	B	1.50	74,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	4,868	4,868	4,868	458.92	2,234,023
BSM	Basement	0	4,792	958	91.75	439,645
FGR	Garage	0	576	230	183.25	105,552
FHS	Finished Half Story	1,615	3,229	1,615	229.53	741,156
FOP	Open Porch	0	947	142	68.81	65,167
FUS	Finished Upper Story	3,861	3,861	3,861	458.92	1,771,890
PTO	Patio	0	674	34	23.15	15,603
Ttl Gross Liv / Lease Area		10,344	18,947	11,708		5,373,036

