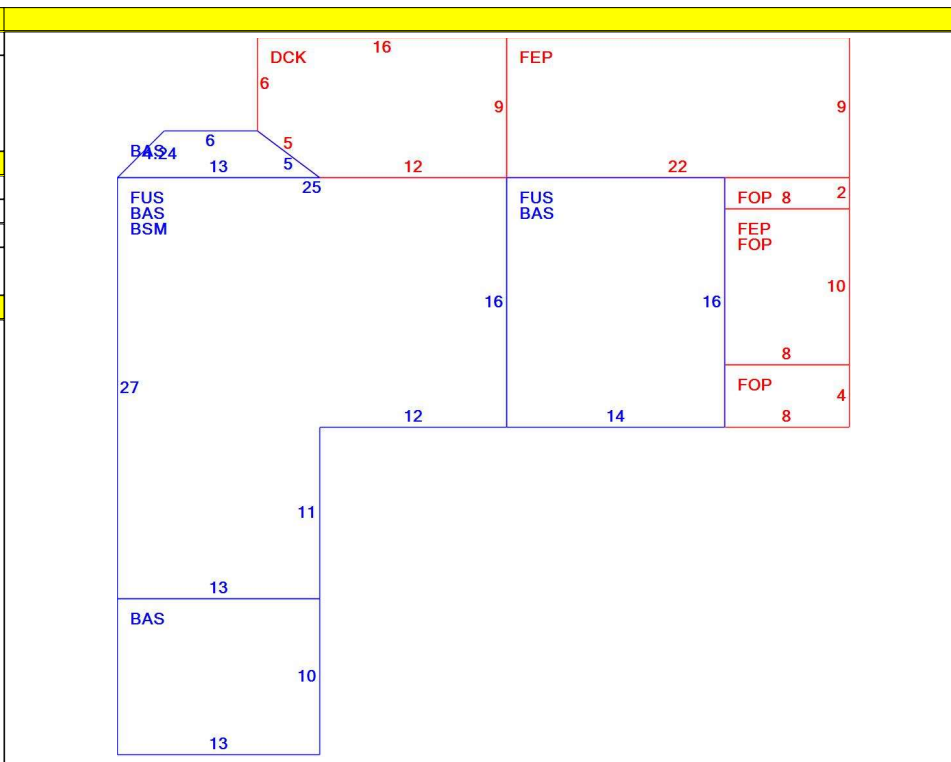


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT												
COOKE MASON B & LANEY B TT COOKE REALTY TRUST PO BOX 2525 DUXBURY MA 02331			0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION									
			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	376,000	376,000										
					0	Medium	0	Bay Vw	RES LAND	1010	976,100	976,100										
SUPPLEMENTAL DATA																						
		Alt Prcl ID		Cyclical		9																
		Scnd Home 500568		Exemption																		
		Tax Class T		W																		
		Tot Fin Area 1693		District																		
		Total Acres .19		Res Exem																		
		Chapter Lan																				
		GIS ID F_881620_2831611		Assoc Pid#																		
										Total		1,360,700		1,360,700								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
COOKE MASON B & LANEY B TT				13410 0274		02-03-1995		U I		100		1F		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
														2023	1010	285,100	2022	1010	260,500	2021	1010	213,400
															1010	1,080,400		1010	973,400		1010	611,300
															1010	6,500		1010	6,500		1010	6,500
										Total		1,372,000		Total		1,240,400		Total		831,200		
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 Appraised Bldg. Value (Card) 376,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 8,600 Appraised Land Value (Bldg) 976,100 Special Land Value 0 Total Appraised Parcel Value 1,360,700 Valuation Method C Total Appraised Parcel Value 1,360,700										
Nbhd	Nbhd Name			B	Tracing			Batch														
0100																						
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					
												04-12-2013	VGS			20	Field Review					
												08-13-2008	BSB		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	8,276 SF	30.47	1.00000	5	1.00	0100	3.519			V110	1.1000	117.94	976,100					
Total Card Land Units					0.19	AC	Parcel Total Land Area					0.19	Total Land Value					976,100				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	543	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	25	Vinyl Siding			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			
Interior Floor 2			Net Other Adj		508,828
Heat Fuel	03	Gas	Replace Cost		529,628
Heat Type	04	Forced Air-Duc	Year Built		1900
AC Type	01	None	Effective Year Built		1992
Bedrooms	5		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	10		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		71
Gas Fireplaces	0		Cns Sect Rcnld		376,000
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	543		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	216	52.00	1980	A	70	C	1.00	7,900
SHD1	Shed	L	48	21.00	1965	A	70	C	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	926	926	926	254.16	235,352
BSM	Basement	0	543	109	51.02	27,703
DCK	Deck	0	138	14	25.78	3,558
FEP	Finished Enclosed Porch	0	278	167	152.68	42,445
FOP	Open Porch	0	128	19	37.73	4,829
FUS	Finished Upper Story	767	767	767	254.16	194,941
Ttl Gross Liv / Lease Area		1,693	2,780	2,002		508,828

