

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
MACFARLANE SUSAN E		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed		
MACFARLANE RAYMOND W		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	192,200	192,200		
1043 SUMMER ST		SUPPLEMENTAL DATA					RES LAND	1010	554,600	554,600	905		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1232 Total Acres 4.258 Chapter Lan GIS ID F_855133_2846879					Cyclical 1 Exemption W District Res Exem Assoc Pid#					DUXBURY, MA	
							RESIDNTL	1010	5,600	5,600	VISION		
							Total		752,400	752,400			

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MACFARLANE SUSAN E		10911 0086	04-21-1992	U	I	1	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	186,000	2022	1010	157,000	2021	1010	137,700
									1010	576,600		1010	475,800		1010	410,600
									1010	3,700		1010	3,700		1010	3,700
								Total		766,300	Total		636,500	Total		552,000

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															

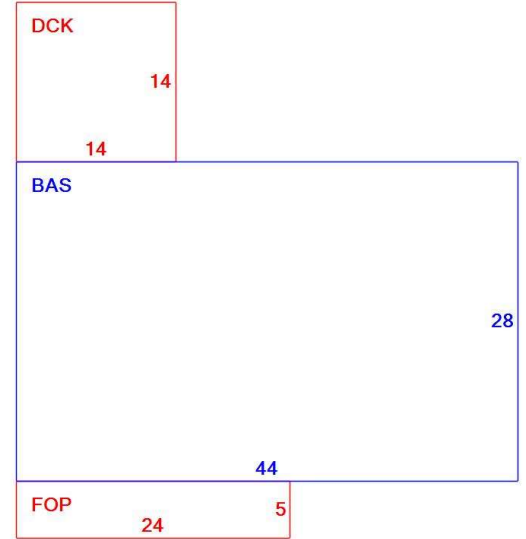
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY													
Nbhd	Nbhd Name	B		Tracing		Batch											
0050																	
NOTES																	
Appraised Bldg. Value (Card)										192,200							
Appraised Xf (B) Value (Bldg)										0							
Appraised Ob (B) Value (Bldg)										5,600							
Appraised Land Value (Bldg)										554,600							
Special Land Value										0							
Total Appraised Parcel Value										752,400							
Valuation Method										C							
Total Appraised Parcel Value										752,400							

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	
QPO-20-79	08-19-2020	MN	Maintenance	7,539		100	09-18-2020	Install 9 Replacement Windows		04-12-2013 05-22-2007	VGS BSB		1	20 00	Field Review 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	40,000 SF	8.75	1.00000	5	1.00	0050	1.000			1.0000	8.75	350,000	
1	1010	Single Family	PD	Secondary	0.918 AC	190,590.00	1.00000	0	1.00	0050	1.000			1.0000	4.38	175,000	
1	1010	Single Family	RC	Residual	0.750 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0038	0.81	26,300	
1	1010	Single Family	RC	Undevelop	1.670 AC	2,000.00	1.00000	0	1.00	0050	1.000			1.0000	0.05	3,300	
Total Card Land Units					4.26 AC	Parcel Total Land Area					4.26	Total Land Value					554,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1232	
Model	01	Residential	Bsmt Type	00	
Grade	03	Average	Unfin Area	0.00	N/A
Stories	1				
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	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			243,530
Interior Floor 2			Net Other Adj		27,200
Heat Fuel	02	Oil	Replace Cost		270,730
Heat Type	05	Hot Water	Year Built		1973
AC Type	01	None	Effective Year Built		1992
Bedrooms	3		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	6		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		71
Gas Fireplaces	0		Cns Sect Rcnd		192,200
Sq Ft Fin Bsmt	532		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1232		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

BSM
 UNK
 (616 sf)
 BSM
 UNK
 (616 sf)



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
SHD1	Shed	L	96	21.00	1985	A	70	C	1.00	1,400
SHD1	Shed	L	288	21.00	1985	A	70	C	1.00	4,200

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,232	1,232	1,232	160.64	197,908
BSM	Basement	0	1,232	246	32.08	39,517
DCK	Deck	0	196	20	16.39	3,213
FOP	Open Porch	0	120	18	24.10	2,892
UNK	UNK	0	1,232	0	0.00	0
Ttl Gross Liv / Lease Area		1,232	4,012	1,516		243,530



1043 SUMMER ST

