

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
GARVEY PAUL R			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
GARVEY MAURA D			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	440,000	440,000	
PO BOX 2836		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	657,600	657,600	<b>VISION</b>
DUXBURY MA 02331		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2397 Total Acres .92 Chapter Lan GIS ID F_877756_2833943		Cyclical 7 Exemption W District Res Exem Assoc Pid#		Total 1,097,600 1,097,600				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GARVEY PAUL R		26430 0276	09-05-2003	Q	I	800,000	00	Year	Code	Assessed	Year	Code	Assessed
JCC REALTY TRUST		18776 0106	08-10-2000	U	I	100	1F	2023	1010	474,100	2022	1010	412,600
									1010	642,500		1010	542,200
								Total		1,116,600	Total		954,800
								Total			Total		899,000

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			

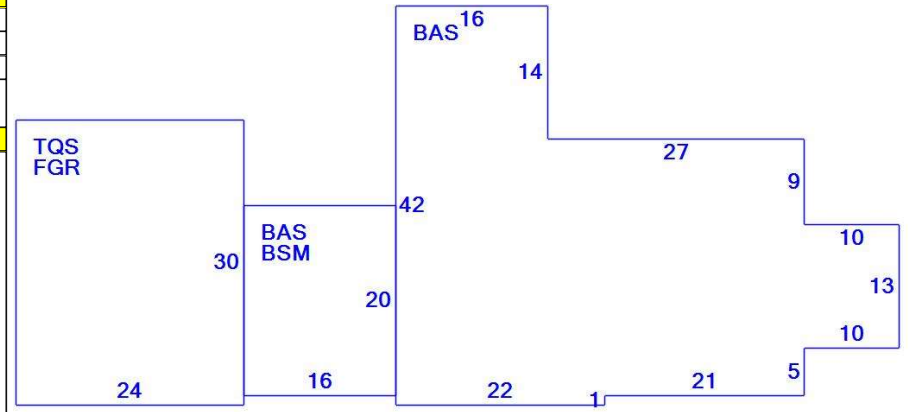
NOTES	
HSE MORE RANCH THAN CAPE;EXP ATTIC FIN	

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-21-299	11-19-2021	MN	Maintenance	17,799		100	11-19-2021	NEW ROOF		04-12-2013	VGS			20	Field Review
2016-216	07-06-2016	RM	Remodel	10,000		100		REPLACE PLUMBING IN EXIST		07-08-1999	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	40,075 SF	8.75	1.00000	5	1.00	0070	1.389	BAY VIEW W/O FRNTGE NEA	V135	1.3500	16.41	657,600
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			657,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	320	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	1				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	320				

CONDO DATA			
Parcel Id	C	Owne	
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Net Other Adj		579,936	
Replace Cost		22,750	
Year Built		1946	
Effective Year Built		1994	
Depreciation Code		G	
Remodel Rating			
Year Remodeled			
Depreciation %		27	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		73	
Cns Sect Rcnld		440,000	
Dep % Ovr			
Dep Ovr Comment			
Misc Imp Ovr			
Misc Imp Ovr Comment			
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	1,857	1,857	1,857	210.96	391,757
BSM	Basement	0	320	64	42.19	13,502
FGR	Garage	0	720	288	84.39	60,757
TQS	Three Quarter Story	540	720	540	158.22	113,920
Ttl Gross Liv / Lease Area		2,397	3,617	2,749		579,936



47 BAY RD

