

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>		
MURPHY SHAHREZAD M TT		0	Water	0	Two-Way	0	Average	Description	Code		Appraised	Assessed
MURPHY RONALD G JR TT		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010		1,352,300	1,352,300
12 MIDWAY RD		<b>SUPPLEMENTAL DATA</b>			0	Medium	0	Bay Vw	RES LAND		1010	1,608,100
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4124 Total Acres 1.628 Chapter Lan GIS ID F_877494_2832625			Cyclical 9 Exemption W District W Res Exem Assoc Pid#			RESIDNTL	1010	700	700	700
										Total	2,961,100	2,961,100

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MURPHY SHAHREZAD M TT	LCC	131478	01-28-2021	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
MURPHY RONALD G JR	LCC	126915	06-06-2018	U	I	1,512,500	1	2023	1010	1,035,500	2022	1010	787,300	2021	1010	742,200
HAFFEY ANITA C & PAUL BERNARD TT	LCC	109640	09-22-2006	Q	I	1,345,505	00		1010	1,672,100		1010	1,238,300		1010	1,026,800
DAVIES LIVINGSTON	LCC	90090	08-19-1996	Q	I	436,300	00		1010	500		1010	500		1010	500
CICCONE JOHN P	LCC	87736	03-09-1995	Q	I	409,000	00	Total		2,708,100	Total		2,026,100	Total		1,769,500

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)					1,352,300
0110					Appraised Xf (B) Value (Bldg)					0
					Appraised Ob (B) Value (Bldg)					700
					Appraised Land Value (Bldg)					1,608,100
					Special Land Value					0
					Total Appraised Parcel Value					2,961,100
					Valuation Method					C
					Total Appraised Parcel Value					2,961,100

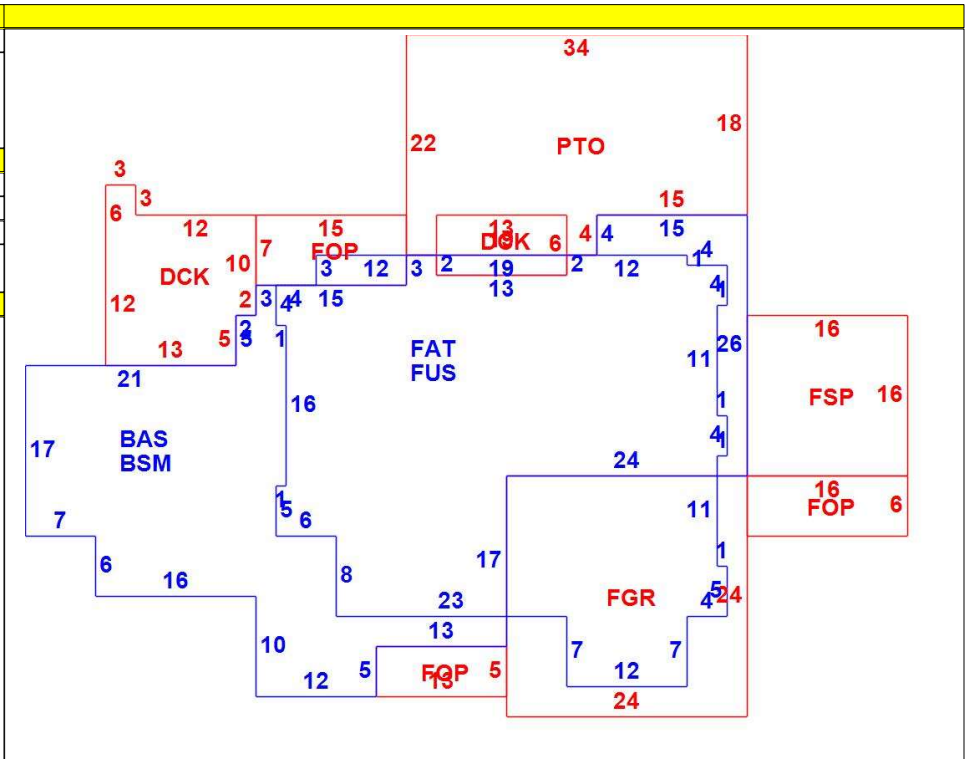
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
2019-69	03-06-2019	NC	New Construct	850,000	02-20-2020	100	05-28-2020	SF WITH FINISH BASEMENT: 1		02-20-2020	SJT	5		05	Measure - Under Construct
2018-446	12-10-2018	DM	Demolish	14,500		100		DEMO EXISTING DWELLING		02-13-2020	SJT	5		30	Quality Control
2017-35	03-15-2017	MN	Maintenance	5,190		100		REPLACE PATIO DOOR		06-17-2019	SJT	5		12	Property Est. - No Access
652	12-04-2003	RM	Remodel	10,000	10-19-2004	100		BLD ACCESS HALL		02-14-2017	SJD	0	1	00	Measure & Listed
420	09-16-1999	NC	New Construct	42,000	04-14-2000	100		2 STORY PORCH&ROOM		05-13-2014	JLF	10	1	00	Measure & Listed
14567	07-11-1997	AD	Addition	100,000	01-01-1999	100		2 STRY 18X25 ADD		04-12-2013	VGS			20	Field Review
										10-19-2004	KP		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	27,810	SF	11.78	1.00000	5	1.00	0110	1.960	UPLAND	W250	2.5000	57.72	1,605,300
1	1010	Single Family	WP	Undevelop	0.710	AC	2,000.00	1.00000	0	1.00	0110	1.960	MARSH		1.0000	0.09	2,800
Total Card Land Units					1.35	AC	Parcel Total Land Area					1.35	Total Land Value			1,608,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	2049	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	0.00	Full
Stories	1.75				
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	03	Central			
Bedrooms	5				
Full Baths	4				
Half Baths	1				
Extra Fixtures	3				
Total Rooms	15				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1495				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	1				
Bsmt Area	2049				

CONDO DATA				
Parcel Id		C	Own	
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Net Other Adj	1,276,196
Replace Cost	1,394,140
Year Built	2019
Effective Year Built	2018
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	3
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	97
Cns Sect Rcnld	1,352,300
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
SHD1	Shed	L	48	21.00	1980	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	2,075	2,075	2,075	259.18	537,796
BSM	Basement	0	2,075	415	51.84	107,559
DCK	Deck	0	302	30	25.75	7,775
FAT	Finished Attic	473	1,576	473	77.79	122,592
FGR	Garage	0	576	230	103.49	59,611
FOP	Open Porch	0	266	40	38.97	10,367
FSP	Screened Porch	0	256	51	51.63	13,218
FUS	Finished Upper Story	1,576	1,576	1,576	259.18	408,466
PTO	Patio	0	688	34	12.81	8,812
Ttl Gross Liv / Lease Area		4,124	9,390	4,924		1,276,196

