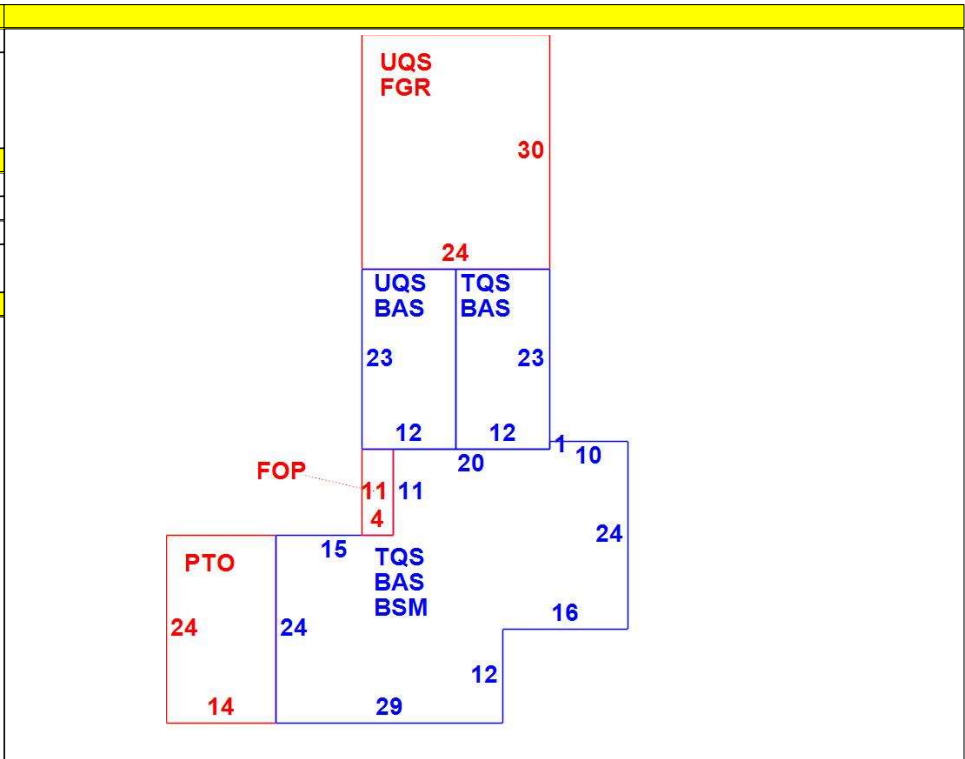


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA					
FANTOM MICHAEL G & ROSS ELIZA			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed			VISION			
FANTOM FAMILY TRUST			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	442,300	442,300						
68 MYLES VIEW DR		SUPPLEMENTAL DATA				RES LAND	1010	1,286,500	1,286,500						
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2701 Total Acres .958 Chapter Lan GIS ID F_878712_2831125		Cyclical 9 Exemption W District Res Exem Assoc Pid#		Total		1,728,800	1,728,800						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
FANTOM MICHAEL G & ROSS ELIZABET		50430 0234	10-22-2018	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed		
ROSS ELIZABETH		40059 0137	06-24-2011	U	I	570,000	1	2023	1010	407,600	2022	1010	366,300		
68 MYLES VIEW DRIVE REAL ESTATE T		18621 0158	06-20-2000	U	I	1	1F		1010	1,122,300	2021	1010	763,500		
		Total						Total		1,529,900	Total		1,129,800		
								Total			Total		995,700		
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															
Nbhd		Nbhd Name		B		Tracing		Batch							
0090															
NOTES															
YEAR BUILT IS 1648															
2016 KITCHEN RENO															
Alexander Standish: C: 1648															
BUILDING PERMIT RECORD															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
QPO-22-65	04-12-2022	MN	Maintenance	23,000		100	04-12-2022	STRIP & REROOF (40 SQUARE INSULATION REPLACE 1 WIND	08-23-2023	SJT	5		00	Measure & Listed	
2016-56	04-21-2016	RM	Remodel	16,000	10-28-2016	100			10-28-2016	JLF	10	1	07	Measure - Info @ Door	
									04-12-2013	VGS			20	Field Review	
									10-09-2012	KP	6		30	Quality Control	
									10-05-1999	JAS		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	40,000 SF	8.75	1.00000	5	1.00	0090	3.661		1.0000	32.04	1,281,400
1	1010	Single Family	RC	Residual	0.040 AC	35,000.00	1.00000	5	1.00	0090	3.661		1.0000	2.93	5,100
Total Card Land Units					0.96 AC	Parcel Total Land Area					0.96	Total Land Value			1,286,500

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description	Element	Cd	Description			
Style	11	Antique	Bsmt Area	1228				
Model	01	Residential	Bsmt Type	03				
Grade	05	Ave/Good	Unfin Area	540.00	Partial			
Stories	1.75							
Occupancy	1		CONDO DATA					
Exterior Wall 1	14	Wood Shingle	Parcel Id		C	Owne		
Exterior Wall 2					B	S		
Roof Structure	07	Gambrel	Adjust Type	Code	Description	Factor%		
Roof Cover	03	Asphalt	Condo Flr					
Interior Wall 1	05	Drywall	Condo Unit					
Interior Wall 2			COST / MARKET VALUATION					
Interior Floor 1	12	Hardwood				603,919		
Interior Floor 2			Net Other Adj			19,110		
Heat Fuel	02	Oil	Replace Cost			623,028		
Heat Type	05	Hot Water	Year Built			1648		
AC Type	01	None	Effective Year Built			1992		
Bedrooms	4		Depreciation Code			G		
Full Baths	2		Remodel Rating					
Half Baths	0		Year Remodeled					
Extra Fixtures	1		Depreciation %			29		
Total Rooms	8		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			442,300		
Sq Ft Fin Bsmt	0		Dep % Ovr					
FBM Quality			Dep Ovr Comment					
Foundation	03	Stone	Misc Imp Ovr					
Bsmt Garage	0		Misc Imp Ovr Comment					
Bsmt Area	1228		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	1,780	1,780	1,780	158.30	281,776	
BSM	Basement	0	1,228	246	31.71	38,942	
FGR	Garage	0	720	288	63.32	45,591	
FOP	Open Porch	0	44	7	25.18	1,108	
PTO	Patio	0	336	17	8.01	2,691	
TQS	Three Quarter Story	1,128	1,504	1,128	118.73	178,564	
UQS	Unfin 3/4 Story	0	996	349	55.47	55,247	
Ttl Gross Liv / Lease Area		2,908	6,608	3,815		603,919	

