

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION
BRUNO PERRY RALPH TT		1 Level	0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	
BRUNO JAN-MARIE TT			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,355,200	1,355,200	
1055 SUMMER ST		SUPPLEMENTAL DATA			0 Heavy	RES LAND	1010	394,000	394,000	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4078 Total Acres 3.158 Chapter Lan GIS ID F_854699_2847690			Cyclical 1 Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	276,300	276,300
						Total		2,025,500	2,025,500	

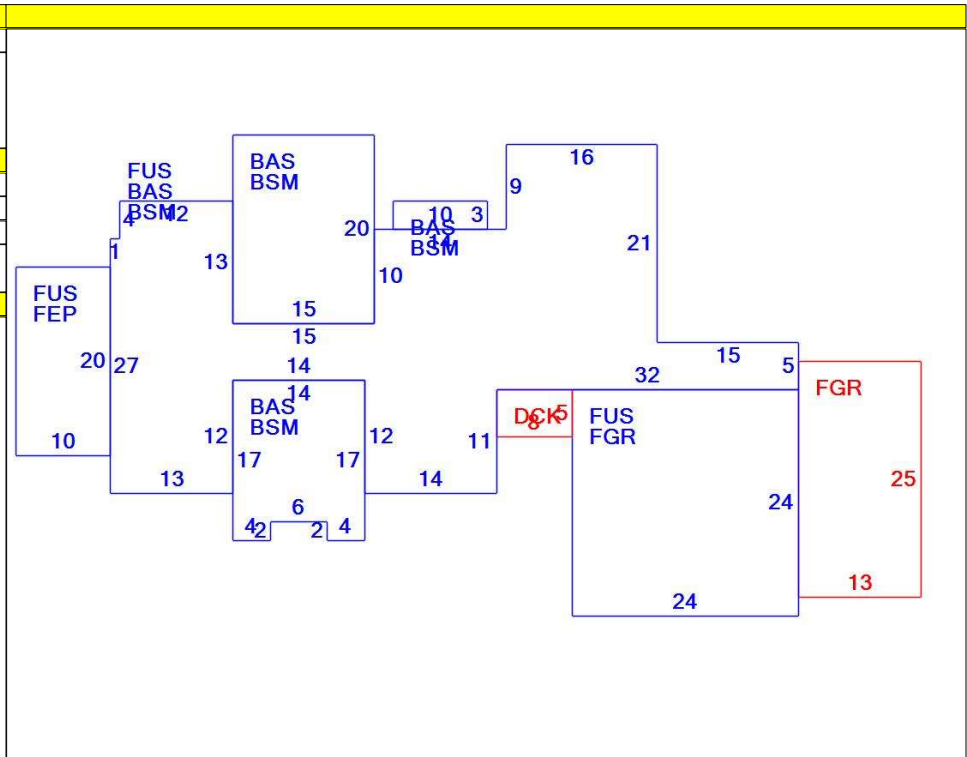
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BRUNO PERRY RALPH TT		55972 329	11-05-2021	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed
BRUNO PERRY		21653 0001	03-04-2002	U	I	1	1F	2023	1010	1,025,700	2022	1010	936,700
KENT RICHARD N		16539 0265	08-26-1998	U	I	960,000	1		1010	428,900		1010	356,600
									1010	219,900		1010	219,900
						Total		1,674,500	Total	1,513,200	Total	1,298,100	

EXEMPTIONS			OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 1,355,200			
									Appraised Xf (B) Value (Bldg) 0			
									Appraised Ob (B) Value (Bldg) 276,300			
									Appraised Land Value (Bldg) 394,000			
									Special Land Value 0			
									Total Appraised Parcel Value 2,025,500			
									Valuation Method C			
									Total Appraised Parcel Value 2,025,500			

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
173	09-19-2011	NC	New Construct	150,000	08-01-2012	100		G,POOLH,864'&576'	04-12-2013	VGS			20	Field Review
103	06-09-2011	NC	New Construct	14,000	08-01-2012	100		14X34 INGRD UNH POOL	06-28-2012	KP	5		09	Total Refusal
12	01-08-2002	NC	New Construct	285,000	02-08-2003	100		SIGL FAM DWELLING/GR	03-28-2012	KP		4	08	Measure - Interior Refusal

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	RC	Residual	2.240	AC 35,000.00	0.56142	5	1.00	0050	1.000	ABUTS CONSERVATION ARE	1.0000	0.45	44,000
Total Card Land Units					3.16	AC	Parcel Total Land Area					3.16	Total Land Value		394,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1929	
Model	01	Residential	Bsmt Type	00	
Grade	11	Prime	Unfin Area	0.00	N/A
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	04	Hip	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	03	Plaster	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		1,438,383
Interior Floor 2			Replace Cost		50,850
Heat Fuel	02	Oil	Year Built		1,489,234
Heat Type	05	Hot Water	Effective Year Built		2002
AC Type	03	Central	Depreciation Code		2012
Bedrooms	4		Remodel Rating		E
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		9
Extra Fixtures	4		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		91
Extra Openings	1		Cns Sect Rcnld		1,355,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1929		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
PHS	Pool House	L	1,219	143.00	2011	G	85	B	1.50	222,300
SPL2	Ing Pool-Good	L	476	89.00	2011	G	85	B	1.50	54,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,929	1,929	1,929	290.70	560,760
BSM	Basement	0	1,929	386	58.17	112,210
DCK	Deck	0	40	4	29.07	1,163
FEP	Finished Enclosed Porch	0	200	120	174.42	34,884
FGR	Garage	0	901	360	116.15	104,652
FUS	Finished Upper Story	2,149	2,149	2,149	290.70	624,714
Ttl Gross Liv / Lease Area		4,078	7,148	4,948		1,438,383



1055 SUMMER ST

