

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>	
MASON DEBORAH W & DIANA L & MASON DANA E 881 CONGRESS ST  DUXBURY MA 02332		1 Level	0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed		
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	353,500	353,500		
		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	583,500	583,500		
		Alt Prcl ID	Cyclical 1		RESIDNTL	1010	129,300	129,300			
		Scnd Home	Exemption		Total					1,066,300	1,066,300
		Tax Class T	W								
		Tot Fin Area 4075	District								
		Total Acres 7.568	Res Exem								
		Chapter Lan	Assoc Pid#								
		GIS ID F_856468_2848299									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MASON DEBORAH W & DIANA L & MASON JEAN T		LCC 85955	12-16-1999	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
		LCC 85955	02-15-1994	U	I	1	1F	2023	1010	351,100	2022	1010	317,800
								1010	622,900	2021	1010	517,100	
						1010	88,400	1010	88,400	1010	88,400		
						Total		1,062,400	Total	923,300	Total	839,700	

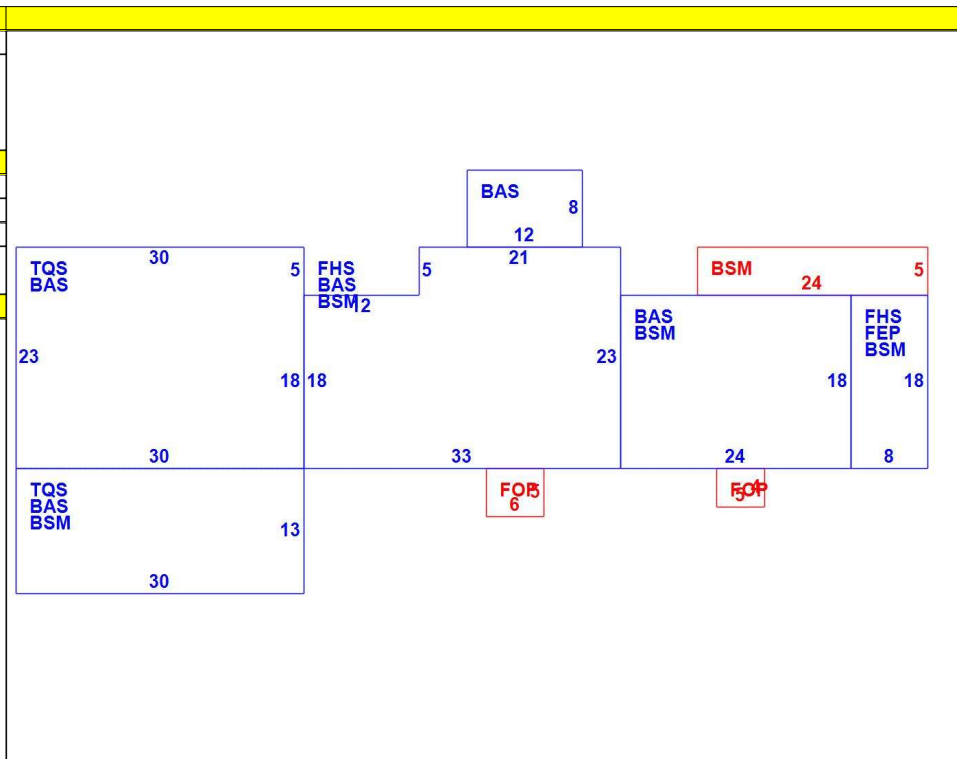
EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0050					Appraised Bldg. Value (Card)	353,500	
					Appraised Xf (B) Value (Bldg)	0	
					Appraised Ob (B) Value (Bldg)	129,300	
					Appraised Land Value (Bldg)	583,500	
					Special Land Value	0	
					Total Appraised Parcel Value	1,066,300	
					Valuation Method	C	
					Total Appraised Parcel Value	1,066,300	

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
105	09-04-2007	MN	Maintenance	10,374		100		REROOF 25 SQUARES	04-12-2013	VGS			20	Field Review
									05-23-2007	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	40,000 SF	8.75	1.00000	5	1.00	0050	1.000			1.0000	350,000		
1	1010	Single Family	RC	Secondary	0.918 AC	190,590.00	1.00000	0	1.00	0050	1.000			1.0000	175,000		
1	1010	Single Family	RC	Residual	5.730 AC	35,000.00	0.29154	5	1.00	0050	1.000			1.0000	58,500		
Total Card Land Units					7.57 AC	Parcel Total Land Area					7.57	Total Land Value					583,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1785	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1.5		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		480,636
Interior Floor 2			Replace Cost		20,300
Heat Fuel	02	Oil	Year Built		500,935
Heat Type	05	Hot Water	Effective Year Built		1720
AC Type	01	None	Depreciation Code		1988
Bedrooms	3		Remodel Rating		A
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		33
Extra Fixtures	0		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	01	Old Style	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		67
Extra Openings	3		Cns Sect Rcnd		335,600
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	2		Cost to Cure Ovr		
Bsmt Area	1785		Cost to Cure Ovr Comment		

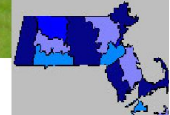


OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
SPL2	Ing Pool-Good	L	280	89.00	1980	A	70	C	1.00	17,400
STB1	Stable	L	300	28.00	1980	A	70	C	1.00	5,900
FN1	Fence - Chain	L	120	24.00	1980	A	70	C	1.00	2,000
SHD1	Shed	L	2,720	21.00	1975	A	70	C	1.00	40,000
BRN1	Barn - 1 Story	L	216	39.00	1980	A	70	C	1.00	5,900
FN2	Fence - Wood	L	440	35.00	1980	A	70	C	1.00	10,800
BRN3	Barn - 1 St w/L	L	930	52.00	1980	A	70	C	1.00	33,900
BRN1	Barn - 1 Story	L	480	39.00	1980	A	70	C	1.00	13,100
SHD1	Shed	L	20	21.00	1985	A	70	C	1.00	300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,307	2,307	2,307	120.46	277,901
BSM	Basement	0	1,785	357	24.09	43,004
FEP	Finished Enclosed Porch	0	144	86	71.94	10,360
FHS	Finished Half Story	422	843	422	60.30	50,834
FOP	Open Porch	0	50	8	19.27	964
TQS	Three Quarter Story	810	1,080	810	90.35	97,573
Ttl Gross Liv / Lease Area		3,539	6,209	3,990		480,636



881 CONGRESS ST

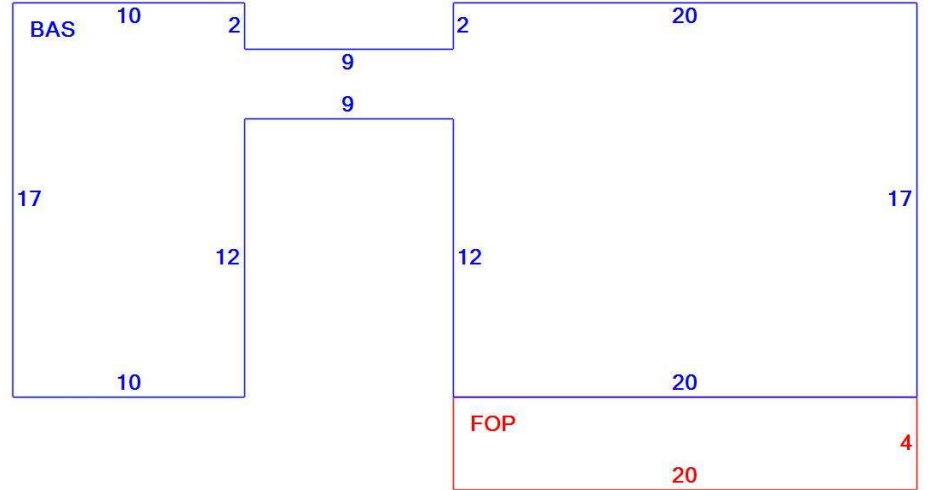


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>						
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			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	353,500	353,500							
		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	583,500	583,500							
		Alt Prcl ID	Cyclical 1		RESIDNTL	1010	129,300	129,300								
		Scnd Home	Exemption		Total					1,066,300	1,066,300					
		Tax Class T	W													
		Tot Fin Area 4075	District													
		Total Acres 7.568	Res Exem													
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RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MASON DEBORAH W & DIANA L & MASON JEAN T		LCC 85955	12-16-1999	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		LCC 85955	02-15-1994	U	I	1	1F	2023	1010	351,100	2022	1010	317,800	2021	1010	296,800
								1010	622,900	1010	517,100	1010	88,400	1010	454,500	
						1010	88,400	1010	88,400	1010	88,400	1010	88,400			
								Total		1,062,400	Total		923,300	Total		839,700
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								
0050																
NOTES																
THIS BUILDING IS USED AS A POOL HOUSE.																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result		
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	
2	1010	Single Family			0.000 AC	0.00	1.00000	0	1.00	0050	1.000		0.0000	0.00	0	
Total Card Land Units					0.00 AC	Parcel Total Land Area					7.57	Total Land Value				0



CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	36	Camp	Bsmt Area	0			
Model	01	Residential	Bsmt Type	00			
Grade	03	Average	Unfin Area	0.00	N/A		
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	01	Wood/Coal/None					
Heat Type	01	None					
AC Type	01	None					
Bedrooms	1						
Full Baths	1						
Half Baths	0						
Extra Fixtures	0						
Total Rooms	4						
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	0						

CONDO DATA			
Parcel Id	C	Own	
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Net Other Adj		30,816	
Replace Cost		8,000	
Year Built		38,815	
Effective Year Built		1950	
Depreciation Code		1967	
Remodel Rating		P	
Year Remodeled			
Depreciation %		54	
Functional Obsol			
External Obsol			
Trend Factor		1,000	
Condition			
Condition %			
Percent Good		46	
Cns Sect Rcnld		17,900	
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	537	537	537	56.13	30,142	
FOP	Open Porch	0	80	12	8.42	674	
Ttl Gross Liv / Lease Area		537	617	549		30,816	



881 CONGRESS ST

