

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
TUFTS BARRY C			0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
TUFTS MARGARET			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	1,677,900	1,677,900	
4 CABLE HILL WAY					0	Light			RES LAND	1010	1,668,900	1,668,900	
									RESIDNTL	1010	8,700	8,700	
SUPPLEMENTAL DATA													
Alt Prcl ID					Cyclical			8					
Scnd Home					Exemption								
Tax Class T					W								
Tot Fin Area 5264					District SEAWALL 1 G4								
Total Acres 1.018					Res Exem								
Chapter Lan													
GIS ID F_887081_2849606					Assoc Pid#								
										Total	3,355,500	3,355,500	

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
TUFTS BARRY C							32774	0217	05-31-2006	U	I	900,000	1	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
													2023	1010	1,292,500	2022	1010	1,201,500	2021	1010	1,079,700	
														1010	1,642,500		1010	1,390,200		1010	893,400	
										Total	2,935,000	Total	2,591,700	Total	1,973,100							

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							
0120											
NOTES								APPRAISED VALUE SUMMARY			
								Appraised Bldg. Value (Card)	1,677,900		
								Appraised Xf (B) Value (Bldg)	0		
								Appraised Ob (B) Value (Bldg)	8,700		
								Appraised Land Value (Bldg)	1,668,900		
								Special Land Value	0		
								Total Appraised Parcel Value	3,355,500		
								Valuation Method	C		
								Total Appraised Parcel Value	3,355,500		

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
286	08-16-2006	NC	New Construct	585,000	06-27-2012	100		SF 5193 SQ' GAR 1028		06-21-2021	SJD	10	1	00	Measure & Listed
285	08-16-2006	DM	Demolish	1,100	06-30-2007	100		EXIST DWELLING		04-12-2013	VGS			20	Field Review
										09-24-2010	KP		8	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	WP	Primary	23,000	SF 13.77	1.00000	5	1.00	0120	2.096	STEEP SLOPE	V250	2.5000	72.15	1,659,500
1	1010	Single Family	WP	Residual	0.100	AC 35,000.00	1.00000	5	1.00	0120	2.096		1.0000		1.68	7,300
1	1010	Single Family	WP	Undevelop	0.491	AC 2,000.00	1.00000	0	1.00	0120	2.096		1.0000		0.10	2,100
Total Card Land Units					1.12	AC	Parcel Total Land Area					1.12	Total Land Value		1,668,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2284	
Model	01	Residential	Bsmt Type	03	
Grade	12	Prime +	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	07	Gambrel			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plaster			
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	4				
Full Baths	4				
Half Baths	1				
Extra Fixtures	6				
Total Rooms	10				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	3				
Sq Ft Fin Bsmt	1342				
FBM Quality	05	Living Area			
Foundation	06	Poured Conc			
Bsmt Garage	3				
Bsmt Area	2284				

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

COST / MARKET VALUATION				
Net Other Adj		1,701,155		
Replace Cost		1,864,280		
Year Built		2006		
Effective Year Built		2011		
Depreciation Code		G		
Remodel Rating				
Year Remodeled				
Depreciation %		10		
Functional Obsol				
External Obsol				
Trend Factor		1.000		
Condition				
Condition %		90		
Percent Good				
Cns Sect Rcnd		1,677,900		
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
GNR	GENERATOR	L	1	12400.00	2022	A	70	C	1.00	8,700

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,254	2,254	2,254	323.48	729,113
BSM	Basement	0	2,396	479	64.67	154,945
FOP	Open Porch	0	344	52	48.90	16,821
FUS	Finished Upper Story	2,144	2,144	2,144	323.48	693,530
UAT	Unfinished Attic	0	1,875	281	48.48	90,896
WDK	Deck	0	485	49	32.68	15,850
Ttl Gross Liv / Lease Area		4,398	9,498	5,259		1,701,155

