

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION					
NORDLING PAUL E C/O KIMBERLY NORDLING-CURTIN 631 CLEVELAND AVE BRIDGEPORT CT 06604		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed								
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	173,000	173,000								
		SUPPLEMENTAL DATA		Alt Prcl ID		Cyclical		8		RES LAND	1010	409,500	409,500						
		500217		Exemption		W		RESIDNTL	1010	1,200	1,200								
		Tax Class T		District		SEAWALL 2													
		Tot Fin Area 1008		Res Exem															
		Total Acres .1		Chapter Lan															
		GIS ID F_887504_2848528		Assoc Pid#															
								Total		583,700	583,700								
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
NORDLING PAUL E		LCC	102145	10-03-2002	U	I	240,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
										2023	1010	130,500	2022	1010	109,900	2021	1010	109,700	
											1010	311,700		1010	278,300		1010	249,800	
											1010	800		1010	800		1010	800	
		Total								443,000		Total		389,000		Total		360,300	
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											
0120																			
NOTES																			
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				
111	07-19-2011	MN	Maintenance	2,800		100		ROOF		08-18-2020	SJT	10		20	Field Review				
20000496	12-13-2000	NC	New Construct	7,500		100		HANDICAP RAMP		03-19-2018	JLF	10		01	Measure - No Entry				
										04-12-2013	VGS			20	Field Review				
										08-25-2003	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	4,356 SF	47.22	1.00000	5	1.00	0120	2.096				ES95	0.9500	94.01	409,500	
Total Card Land Units					0.10	AC	Parcel Total Land Area					0.10	Total Land Value					409,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	672	
Model	01	Residential	Bsmt Type	03	
Grade	03	Average	Unfin Area	0.00	Partial
Stories	1.5				
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	04	Electric			
Heat Type	07	Radiant-Elec.			
AC Type	01	None			
Bedrooms	2				
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	4				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	0				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	308				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	672				

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

COST / MARKET VALUATION	
	225,941
Net Other Adj	17,700
Replace Cost	243,642
Year Built	1967
Effective Year Built	1992
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	29
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	71
Cns Sect Rcnld	173,000
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

FEP	5	SHD	5
7		9	
FHS BAS BSM			
24		28	
FOP			4
24			

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	80	21.00	1980	A	70	C	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	672	672	672	189.39	127,270
BSM	Basement	0	672	134	37.77	25,378
FEP	Finished Enclosed Porch	0	35	21	113.63	3,977
FHS	Finished Half Story	336	672	336	94.70	63,635
FOP	Open Porch	0	96	14	27.62	2,651
SHD	Attached Shed	0	45	16	67.34	3,030
Ttl Gross Liv / Lease Area		1,008	2,192	1,193		225,941

