

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION								
STEPAN TIMOTHY, KITTREDGE BET PO BOX 2759 DUXBURY MA 02331		0	Water	0	Two-Way	0	Average	Description	Code			Appraised	Assessed					
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010			275,100	275,100					
		0		0	Light			RES LAND	1010			703,400	703,400					
SUPPLEMENTAL DATA						RESIDNTL	1010	13,400	13,400									
Alt Prcl ID		Cyclical		8														
Scnd Home		Exemption																
Tax Class T		W																
Tot Fin Area 1554		District SEAWALL 2																
Total Acres .344		Res Exem																
Chapter Lan																		
GIS ID F_887058_2850820		Assoc Pid#																
									Total	991,900	991,900							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
STEPAN TIMOTHY, KITTREDGE BETH & WELDON THOMAS M & JENNIFER C DAY JOHN W		51792 277	10-15-2019	Q	I	745,000	00	Year	Code	Assessed	Year	Code	Assessed					
		33374 64	09-19-2006	Q	I	650,000	00	2023	1010	208,500	2022	1010	190,500	2021	1010	172,100		
		16639 294	09-28-1998	U	I	1	1F	1010	612,800	1010	516,000	1010	10,300	1010	429,500			
									Total	831,600	Total	716,800	Total	611,900				
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 Bldg. Value (Card)		275,100				
												Appraised Xf (B) Value (Bldg)		0				
												Appraised Ob (B) Value (Bldg)		13,400				
												Appraised Land Value (Bldg)		703,400				
												Special Land Value		0				
												Total Appraised Parcel Value		991,900				
												Valuation Method		C				
												Total Appraised Parcel Value		991,900				
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				
BPO-21-123	03-23-2021	MN	Maintenance	83,938	05-26-2021	100	05-26-2021	Replace 23 windows and 3 doors	05-26-2021	SJT	5		20	Field Review				
16	03-31-2008	MN	Maintenance	18,500		100		CEDAR SIDING	05-14-2020	SJD	9		20	Field Review				
253	05-20-2003	MN	Maintenance	1,000		100		ROOF	04-12-2013	VGS			20	Field Review				
									02-10-2009	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	10,500	SF	25.55	1.00000	5	1.00	0120	2.096			V125	1.2500	66.94	702,900
1	1010	Single Family	RC	Undevelop	0.103	AC	2,000.00	1.00000	0	1.00	0120	2.096			V125	1.2500	0.11	500
Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value					703,400

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	672	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			372,808
Interior Floor 2			Net Other Adj		14,690
Heat Fuel	03	Gas	Replace Cost		387,499
Heat Type	05	Hot Water	Year Built		1900
AC Type	01	None	Effective Year Built		1992
Bedrooms	4		Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		29
Total Rooms	7		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	0		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnd		275,100
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	672		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
FGR1	Garage - 1 Sto	L	360	52.00	1985	A	70	C	1.00	13,100
SHD1	Shed	L	18	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	738	738	738	213.89	157,850
BSM	Basement	0	672	134	42.65	28,661
DCK	Deck	0	36	4	23.77	856
FOP	Open Porch	0	342	51	31.90	10,908
FUS	Finished Upper Story	816	816	816	213.89	174,533
Ttl Gross Liv / Lease Area		1,554	2,604	1,743		372,808

DCK ₆		
6		
FUS ₆	FUS BAS ₁₁	FUS FOP ₇
6	6	6
FUS BAS BSM		
28		
FOP ₆		
10		
18	24	
24		
8		
30		

