

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
CUTLER JOSHUA S TT PLYMOUTH AVE REVOCABLE TRUST P.O. BOX 2775 DUXBURY MA 02331		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	168,900	168,900
				0	Light			RES LAND	1010	478,600	478,600
SUPPLEMENTAL DATA											
Alt Prcl ID				Cyclical		8					
Scnd Home				Exemption							
Tax Class T				W							
Tot Fin Area 1138				District							
Total Acres .123				Res Exem							
Chapter Lan											
GIS ID F_886739_2852111				Assoc Pid#							
								Total		647,500	647,500

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CUTLER JOSHUA S TT CROVO ANTHONY L		56127 43	12-06-2021	Q	I	650,000	00	Year	Code	Assessed	Year	Code	Assessed			
		25738 0187	07-10-2003	U	I	1	1A	2023	1010	181,900	2022	1010	136,200	2021	1010	134,800
									1010	366,100						263,000
								Total		548,000	Total		447,300	Total		397,800

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) 168,900			
			Total				0.00	Appraised Xf (B) Value (Bldg) 0				

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0120				

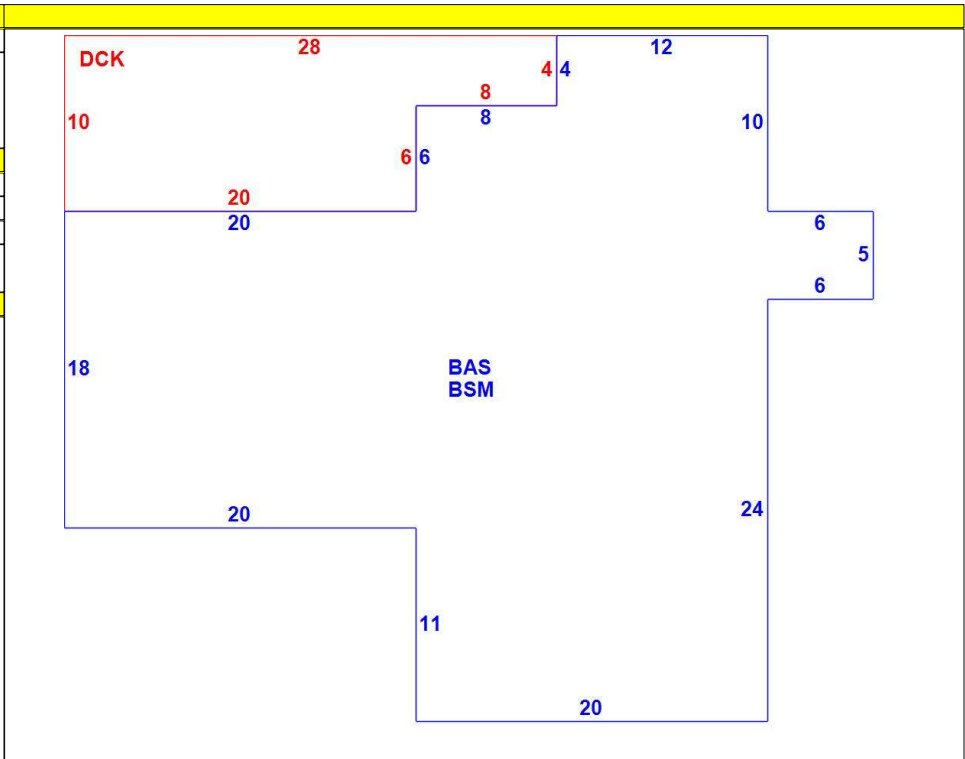
NOTES											
										Appraised Land Value (Bldg) 478,600	
										Special Land Value 0	
										Total Appraised Parcel Value 647,500	
										Valuation Method C	
										Total Appraised Parcel Value 647,500	

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
										06-02-2022	SJD	9		01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										09-18-2008	BSB			01	Measure - No Entry

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	5,400 SF	42.29	1.00000	5	1.00	0120	2.096			1.0000	88.63	478,600
Total Card Land Units					0.12	AC	Parcel Total Land Area					0.12	Total Land Value			478,600

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1198	
Model	01	Residential	Bsmt Type	03	
Grade	04	Above Ave	Unfin Area	0.00	Partial
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	25	Vinyl Siding	Parcel Id		C
Exterior Wall 2					B
Roof Structure	04	Hip	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			237,909
Interior Floor 2			Net Other Adj		10,465
Heat Fuel	03	Gas	Replace Cost		248,374
Heat Type	05	Hot Water	Year Built		1940
AC Type	03	Central	Effective Year Built		1989
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		32
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		68
Gas Fireplaces	0		Cns Sect Rcnld		168,900
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	1		Misc Imp Ovr Comment		
Bsmt Area	1198		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	1,138	1,138	1,138	171.28	194,918
BSM	Basement	0	1,138	228	34.32	39,052
DCK	Deck	0	232	23	16.98	3,939
Ttl Gross Liv / Lease Area		1,138	2,508	1,389		237,909

