

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
ANASTASI MARGARET T			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
FOLEY WILLIAM D			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	297,800	297,800	
970 FRANKLIN ST		SUPPLEMENTAL DATA			RES LAND	1010	350,600	350,600		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1836 Total Acres .938 Chapter Lan GIS ID F_859016_2845505			Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	35,000	35,000	
							Total	683,400	683,400	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ANASTASI MARGARET T		11370 0191	10-28-1992	Q	I	188,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	263,100	2022	1010	237,300	2021	1010	211,000
									1010	364,600		1010	300,600		1010	252,000
									1010	13,300		1010	13,300		1010	13,300
							Total	641,000	Total	551,200	Total	476,300				

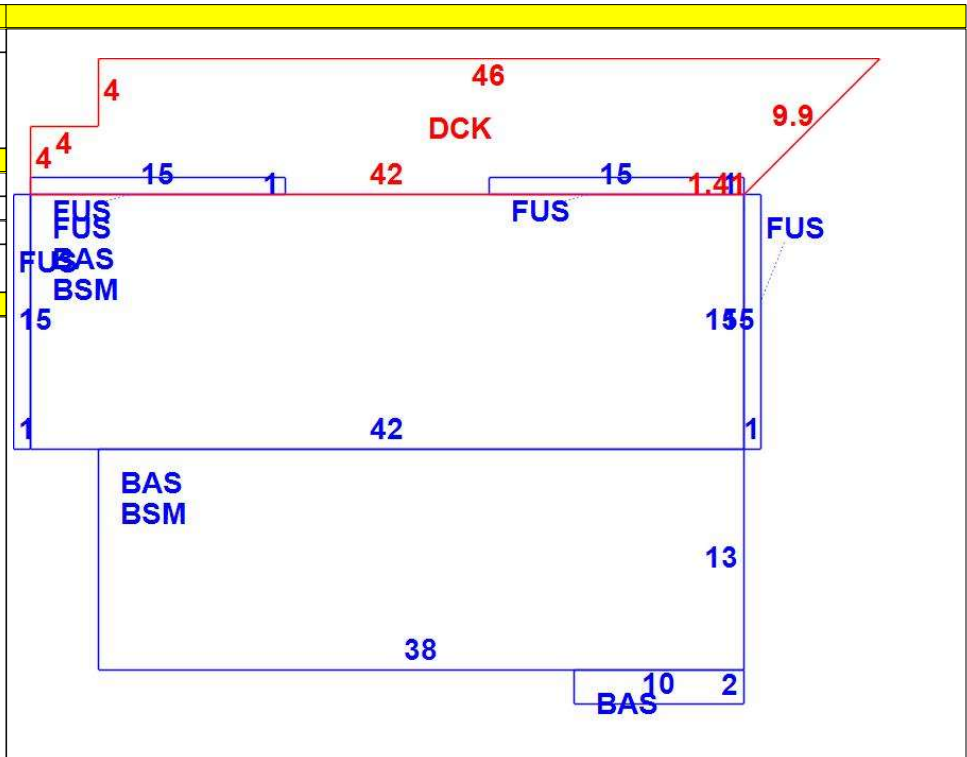
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD					APPRAISED VALUE SUMMARY										
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)										
0050					297,800										
					Appraised Xf (B) Value (Bldg)	0									
					Appraised Ob (B) Value (Bldg)	35,000									
					Appraised Land Value (Bldg)	350,600									
					Special Land Value	0									
					Total Appraised Parcel Value	683,400									
					Valuation Method	C									
					Total Appraised Parcel Value	683,400									

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	
2017-25	02-21-2017	MN	Maintenance	43,287		100		18 WINDOWS & 3 DOORS	10-28-2022	SJT	10		01	Measure - No Entry	
55	10-05-2005	MS	Miscellaneous	5,900		100		RE-ROOF	04-12-2013	VGS			20	Field Review	
12245	03-16-1992	MN	Maintenance	300	01-25-1993	100		ADDITION TO COLUMN	09-12-2007	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	40,000 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.018 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.79	600
Total Card Land Units					0.94 AC	Parcel Total Land Area					0.94	Total Land Value			350,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	1124	
Model	01	Residential	Bsmt Type	04	
Grade	06	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	02	Shed	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	Net Other Adj		368,667
Interior Floor 2			Replace Cost		23,200
Heat Fuel	02	Oil	Year Built		391,868
Heat Type	04	Forced Air-Duc	Effective Year Built		1985
AC Type	03	Central	Depreciation Code		1997
Bedrooms	4		Remodel Rating		A
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		24
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		76
Extra Openings	1		Cns Sect Rcnld		297,800
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	1124		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
SPL1	Ing Pool - Ave	L	512	64.00	1986	A	70	C	1.00	22,900
SHD1	Shed	L	140	21.00	1986	F	55	C	1.00	1,600
GNR	GENERATOR	L	1	12400.00	2019	G	85	C	1.00	10,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,144	1,144	1,144	176.06	201,411
BSM	Basement	0	1,124	225	35.24	39,613
DCK	Deck	0	352	35	17.51	6,162
FUS	Finished Upper Story	690	690	690	176.06	121,481
Ttl Gross Liv / Lease Area		1,834	3,310	2,094		368,667

