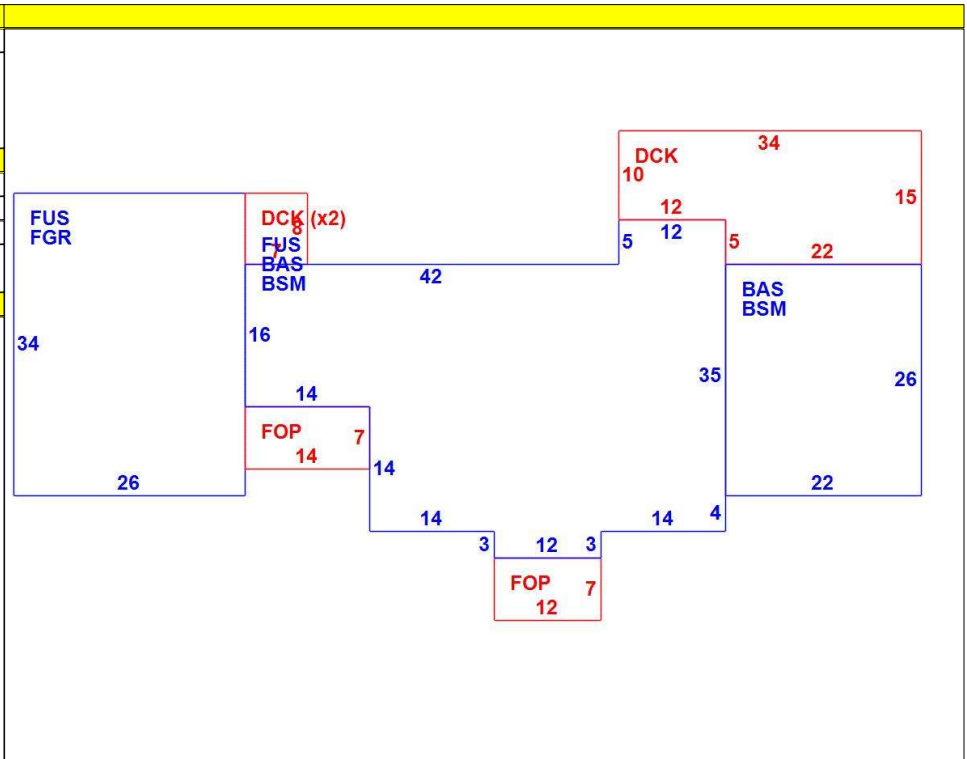


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905 DUXBURY, MA VISION							
WIESEHAHN THADDEUS R WIESEHAHN ERIN C 20 BROOK RD DUXBURY MA 02332		0	Water	0	Arterial	0	Average	Description	Code		Appraised	Assessed					
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010		1,254,400	1,254,400					
		SUPPLEMENTAL DATA		0		Heavy		RES LAND	1010		399,400	399,400					
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4496 Total Acres 4.308 Chapter Lan GIS ID F_855638_2850353		Cyclical 1 Exemption W District Res Exem Assoc Pid#		RESIDNTL		1010	40,600	40,600									
				Total		1,694,400	1,694,400										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
WIESEHAHN THADDEUS R		45581 0059	05-22-2015	Q	I	1,050,000	00	Year	Code	Assessed	Year	Code	Assessed				
SOTIR MARK D TT		25119 0267	05-13-2003	U	V	395,000	1P	2023	1010	984,700	2022	1010	904,200				
1004 CONGRESS ST REALTY TRUST		20606 0341	09-27-2001	Q	V	85,000	00		1010	436,100		1010	363,100				
ANN E DEMARANVILLE CREDIT SHELTE		14814 0150	11-27-1996	U	V	1	1F		1010	23,300		1010	23,300				
DEMARANVILLE RICHARD		13272 0154	11-21-1994	U	V	1	1F	Total		1,444,100	Total		1,290,600				
				Total		1,079,400					Total		1,079,400				
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)				1,254,400					
0050								Appraised Xf (B) Value (Bldg)				0					
								Appraised Ob (B) Value (Bldg)				40,600					
								Appraised Land Value (Bldg)				399,400					
								Special Land Value				0					
								Total Appraised Parcel Value				1,694,400					
								Valuation Method				C					
								Total Appraised Parcel Value				1,694,400					
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			
2015-25	11-23-2015	MN	Maintenance	3,800		100		CONSTRUCT A 12 X 14 UTILTY 20X34 INGRD VINYL P SINGLE FAM DWELLING	10-02-2018	JLF	10	1	07	Measure - Info @ Door			
212	07-12-2007	MS	Miscellaneous	30,000		100			11-13-2015	SJD	9	1	06	Inspection Only			
163	05-01-2003	NC	New Construct	288,000	05-18-2004	100			11-02-2015	SJD	9			01	Measure - No Entry		
												04-12-2013	VGS			20	Field Review
												07-23-2008	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	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	2.710	AC 35,000.00	0.50568	5	1.00	0050	1.000		1.0000	0.41	48,000		
1	1010	Single Family	RC	Undevelop	0.680	AC 2,000.00	1.00000	0	1.00	0050	1.000		1.0000	0.05	1,400		
Total Card Land Units					4.31	AC	Parcel Total Land Area			4.31			Total Land Value		399,400		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2092	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	30	HARDI Plank			
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	8				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	1				
Sq Ft Fin Bsmt	1520				
FBM Quality	05	Living Area			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	2092				

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

COST / MARKET VALUATION		
Net Other Adj		1,285,299
Replace Cost		108,490
Year Built		2004
Effective Year Built		2011
Depreciation Code		VG
Remodel Rating		
Year Remodeled		
Depreciation %	10	
Functional Obsol		
External Obsol		
Trend Factor	1.000	
Condition		
Condition %		
Percent Good	90	
Cns Sect Rcnd	1,254,400	
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
SPL1	Ing Pool - Ave	L	580	64.00	2007	G	85	C	1.00	31,600
SHD1	Shed	L	208	21.00	2008	G	85	C	1.00	3,700
PTO	Patio	L	504	15.00	2005	A	70	C	1.00	5,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,092	2,092	2,092	240.20	502,494
BSM	Basement	0	2,092	418	47.99	100,403
DCK	Deck	0	562	56	23.93	13,451
FGR	Garage	0	884	354	96.19	85,030
FOP	Open Porch	0	182	27	35.63	6,485
FUS	Finished Upper Story	2,404	2,404	2,404	240.20	577,436
Ttl Gross Liv / Lease Area		4,496	8,216	5,351		1,285,299

