

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
Resident			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
Resident			0 No Sewer	0 Paved	0 Average	RESIDNTL	1090	902,200	902,200	
xxxxxx				0 Medium		RES LAND	1090	460,800	460,800	
xxxxxx						RESIDNTL	1090	85,800	85,800	
SUPPLEMENTAL DATA										
xxxxxx			Alt Prcl ID	Cyclical	1					
xxxxxx			Scnd Home	Exemption						
xxxxxx	xxx	xxxxxx	Tax Class T	W						
			Tot Fin Area 4424	District						
			Total Acres 13.798	Res Exem						
			Chapter Lan							
			GIS ID F_856597_2853649	Assoc Pid#						
							Total	1,448,800	1,448,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
Resident		57114 334	08-09-2022	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed
		3615 726	09-03-1970	Q	I	0	00	2023	1090	812,200	2022	1090	709,900
									1090	478,300		1090	371,200
									1090	56,700		1090	56,700
							Total	1,347,200	Total	1,137,800	Total	1,040,500	

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			
2024	41A	ELDERLY DEFRRAL	0.00						Appraised Bldg. Value (Card) 902,200			
			Total				0.00	Appraised Xf (B) Value (Bldg) 0				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

NOTES											
ADDIT'L FNESH AREA OVER BARN											
								Appraised Land Value (Bldg) 460,800			
								Special Land Value 0			
								Total Appraised Parcel Value 1,448,800			
								Valuation Method C			
								Total Appraised Parcel Value 1,448,800			

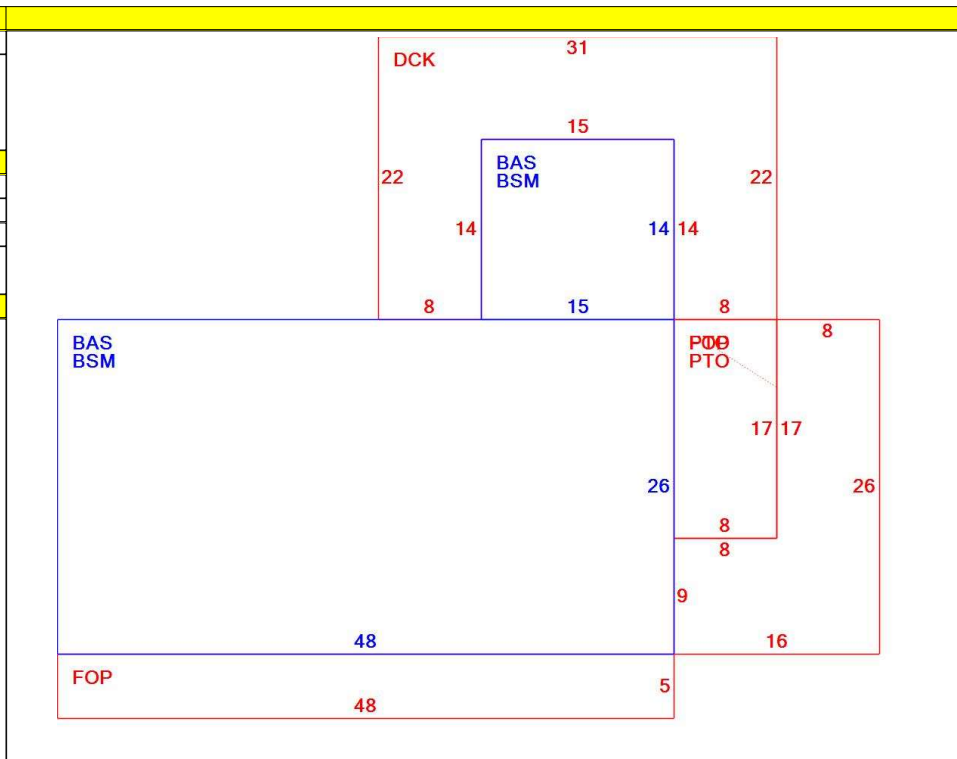
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
81	11-23-2005	MS	Miscellaneous	8,500		100		ROOF	04-12-2013	VGS			20	Field Review	
									10-17-2007	BSB			01	Measure - No Entry	

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	1090	Multi Houses	RC	Primary	40,000	SF 8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000	
1	1090	Multi Houses	RC	Residual	12.880	AC 35,000.00	0.24576	5	1.00	0050	1.000	AC DISC	1.0000	0.20	110,800	
Total Card Land Units					13.80	AC	Parcel Total Land Area					13.80	Total Land Value			460,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch	Bsmt Area	1458	
Model	01	Residential	Bsmt Type	00	N/A
Grade	06	Good	Unfin Area	0.00	
Stories	1				
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	3				
Full Baths	3				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	1				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1458				

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

COST / MARKET VALUATION		
Net Other Adj		431,507
Replace Cost		31,900
Year Built		463,407
Effective Year Built		1970
Depreciation Code		1997
Remodel Rating		G
Year Remodeled		
Depreciation %		24
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		76
Cns Sect Rcnld		352,200
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	640	64.00	1980	A	70	C	1.00	28,700
BRN1	Barn - 1 Story	L	1,300	39.00	1981	A	70	B	1.50	53,200
SHD1	Shed	L	120	21.00	1990	A	70	C	1.00	1,800
SHD1	Shed	L	48	21.00	1985	A	70	C	1.00	700
LNT	Lean To	L	200	10.00	1985	A	70	C	1.00	1,400

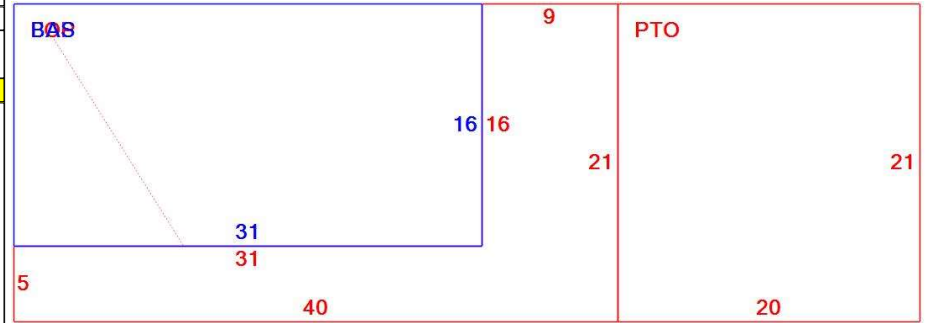
BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,458	1,458	1,458	230.26	335,719
BSM	Basement	0	1,458	292	46.12	67,236
DCK	Deck	0	472	47	22.93	10,822
FOP	Open Porch	0	376	56	34.29	12,895
PTO	Patio	0	416	21	11.62	4,835
Ttl Gross Liv / Lease Area		1,458	4,180	1,874		431,507



CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION											
Resident				0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed												
Resident				0	No Sewer	0	Paved	0	Average	RESIDNTL	1090	902,200	902,200												
xxxxxx										RES LAND	1090	460,800	460,800												
SUPPLEMENTAL DATA										RESIDNTL	1090	85,800	85,800												
xxxxxx		Alt Prcl ID				Cyclical 1																			
xxxxxx		Scnd Home				Exemption																			
xxxxxx	xxx	Tax Class T				W																			
		Tot Fin Area 4424				District																			
		Total Acres 13.798				Res Exem																			
		Chapter Lan																							
		GIS ID F_856597_2853649				Assoc Pid#																			
										Total		1,448,800	1,448,800												
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
Resident			57114	334	08-09-2022	U	I			100	1A				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
			3615	726	09-03-1970	Q	I			0	00			2023	1090	812,200	2022	1090	709,900	2021	1090	659,600			
															1090	478,300		1090	371,200		1090	324,200			
															1090	56,700		1090	56,700		1090	56,700			
										Total		1,347,200	Total	1,137,800	Total	1,040,500									
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description	Amount		Code	Description	Number	Amount	Comm Int																
2024	41A	ELDERLY DEFRRAL	0.00																						
			Total		0.00																				
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name			B			Tracing			Batch														
0050																									
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								
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							
2	1090	Multi Houses			0.000	AC	0.00	1.00000	0	1.00	0050	1.000				0.0000	0.00	0							
Total Card Land Units					0.00	AC	Parcel Total Land Area				13.80	Total Land Value					0								

CONSTRUCTION DETAIL **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	0	
Model	01	Residential	Bsmt Type	00	
Grade	06	Good	Unfin Area	0.00	N/A
Stories	1				
Occupancy	2		CONDO DATA		
Exterior Wall 1	11	Clapboard	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			143,023
Interior Floor 2			Net Other Adj		14,500
Heat Fuel	04	Electric	Replace Cost		157,522
Heat Type	07	Radiant-Elec.	Year Built		1981
AC Type	01	None	Effective Year Built		2000
Bedrooms	2		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		21
Total Rooms	4		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		79
Gas Fireplaces	0		Cns Sect Rcnld		124,400
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	02	Slab	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	0		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		



OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)

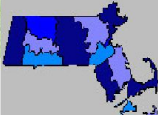
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	496	496	496	251.36	124,673
FOP	Open Porch	0	344	52	38.00	13,071
PTO	Patio	0	420	21	12.57	5,279
Ttl Gross Liv / Lease Area		496	1,260	569		143,023



1008 UNION ST



CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA VISION				
Resident				0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed					
Resident				0	No Sewer	0	Paved	0	Average	RESIDNTL	1090	902,200	902,200					
xxxxxx										RES LAND	1090	460,800	460,800					
SUPPLEMENTAL DATA										RESIDNTL	1090	85,800	85,800					
xxxxxx		Alt Prcl ID				Cyclical 1												
xxxxxx		Scnd Home				Exemption												
xxxxxx	xxx	Tax Class T				W												
		Tot Fin Area 4424				District												
		Total Acres 13.798				Res Exem												
		Chapter Lan																
		GIS ID F_856597_2853649				Assoc Pid#												
										Total		1,448,800	1,448,800					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)				
Resident				57114	334	08-09-2022		U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed
				3615	726	09-03-1970		Q	I	0		00	2023	1090	812,200	2022	1090	709,900
													1090	478,300		1090	371,200	
													1090	56,700		1090	56,700	
													Total	1,347,200	Total	1,137,800	Total	1,040,500
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description		Amount		Code	Description	Number	Amount	Comm Int								
2024	41A	ELDERLY DEFRRAL		0.00														
				Total	0.00													
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY						
Nbhd		Nbhd Name		B		Tracing		Batch						Appraised Bldg. Value (Card)		902,200		
0050														Appraised Xf (B) Value (Bldg)		0		
												Appraised Ob (B) Value (Bldg)		85,800				
												Appraised Land Value (Bldg)		460,800				
												Special Land Value		0				
												Total Appraised Parcel Value		1,448,800				
												Valuation Method		C				
												Total Appraised Parcel Value		1,448,800				
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			
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		
3	1090	Multi Houses			0.000	AC	0.00	1.00000	0	1.00	0050	1.000			0.0000	0.00	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area			13.80	Total Land Value					0		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	1300	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
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			511,869
Interior Floor 2			Net Other Adj		20,150
Heat Fuel	03	Gas	Replace Cost		532,018
Heat Type	04	Forced Air-Duc	Year Built		1990
AC Type	01	None	Effective Year Built		2001
Bedrooms	3		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	20	
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	80	
Gas Fireplaces	0		Cns Sect Rcnld		425,600
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	1300		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

<p>FNS BAS BSM</p>	26
<p>FOP</p>	50
	6

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	1,300	1,300	1,300	184.46	239,794
BSM	Basement	0	1,300	260	36.89	47,959
FNS	Finished 90% Story	1,170	1,300	1,170	166.01	215,815
FOP	Open Porch	0	300	45	27.67	8,301
Ttl Gross Liv / Lease Area		2,470	4,200	2,775		511,869



1008 UNION ST

