

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WALKER JOCELYN G			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
PO BOX 1685			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	179,600	179,600	
DUXBURY MA 02331		SUPPLEMENTAL DATA			RES LAND	1010	351,000	351,000		
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1576 Total Acres .945 Chapter Lan GIS ID F_859135_2850684		Cyclical 1 Exemption 41D W District Res Exem Assoc Pid#			RESIDNTL	1010	700	700		
							Total	531,300	531,300	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WALKER JOCELYN G		7898 0151	07-30-1987	Q	I	189,000	00	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	198,800	2022	1010	173,400
									1010	365,000		1010	300,900
									1010	900		1010	900
							Total	564,700	Total	475,200	Total	412,800	

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2023	41D	ELDERLY	1000.00					
Total			1,000.00					

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	179,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	700
Appraised Land Value (Bldg)	351,000
Special Land Value	0
Total Appraised Parcel Value	531,300
Valuation Method	C
Total Appraised Parcel Value	531,300

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
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
20000411	10-16-2000	MN	Maintenance	4,800		100		STRIP AND REROOF	10-18-2022	SJT	10		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									09-12-2007	BSB		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	PD	Residual	0.027 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.84	1,000
Total Card Land Units					0.95 AC	Parcel Total Land Area					0.95	Total Land Value			351,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	0	
Model	01	Residential	Bsmt Type	06	
Grade	03	Average	Unfin Area	0.00	None
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	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			232,960
Interior Floor 2			Net Other Adj		13,000
Heat Fuel	02	Oil	Replace Cost		245,960
Heat Type	05	Hot Water	Year Built		1975
AC Type	01	None	Effective Year Built		1994
Bedrooms	2		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		27
Total Rooms	5		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		73
Gas Fireplaces	0		Cns Sect Rcnld		179,600
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	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
SHD1	Shed	L	96	21.00	2000	P	35	C	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,512	1,512	1,512	140.00	211,680
FGR	Garage	0	352	141	56.08	19,740
PTO	Patio	0	216	11	7.13	1,540
Ttl Gross Liv / Lease Area		1,512	2,080	1,664		232,960

