

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | | |
|--|--|---|------------|---|-----------|--------------------|---------|-----------|----------|--|--|
| DUXBURY TOWN OF C/O BRADFORD JOSEPH & NATASH 785 CONGRESS ST | | | 0 Water | 0 Feeder | 0 Average | Description | Code | Appraised | Assessed | | |
| | | | 0 No Sewer | 0 Paved | 0 Average | RESIDNTL | 1010 | -203,600 | -203,600 | | |
| | | | | 0 Medium | | RES LAND | 1010 | 370,400 | 370,400 | | |
| DUXBURY MA 02332 | | SUPPLEMENTAL DATA | | | | | | | | | |
| | | Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1344 Total Acres 3.51 Chapter Lan | | Cyclical 1 Exemption W District Res Exem | | | | | | | |
| | | GIS ID F_858006_2848083 | | Assoc Pid# | | | | | | | |
| | | | | | Total | | 166,800 | 166,800 | | | |

905
 DUXBURY, MA
VISION

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | |
|---------------------|--|-------------|------------|-----|-----|------------|----|--------------------------------|------|----------|-------|------|----------|
| DUXBURY TOWN OF | | 32395 0303 | 03-22-2006 | U | I | 98,000 | 1 | Year | Code | Assessed | Year | Code | Assessed |
| DUXBURY TOWN OF | | 22453 0304 | 07-19-2002 | U | I | 312,400 | 1 | 2023 | 1010 | -233,700 | 2022 | 1010 | -174,000 |
| | | | | | | | | | 1010 | 385,000 | | 1010 | 318,100 |
| | | | | | | | | Total | | 151,300 | Total | | 144,100 |
| | | | | | | | | Total | | | Total | | 133,600 |

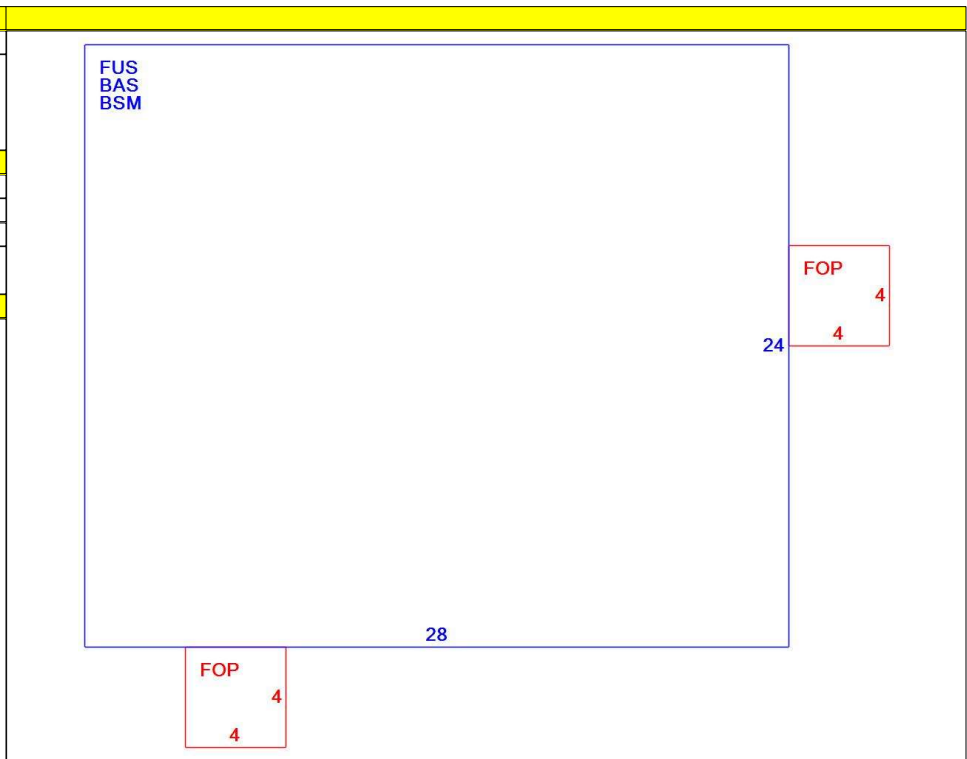
| EXEMPTIONS | | | OTHER ASSESSMENTS | | | | This signature acknowledges a visit by a Data Collector or Assessor | | | | | | | | | | | |
|------------|------|-------------|-------------------|------|-------------|--------|---|----------|--|--|--|--|--|--|--|--|--|--|
| Year | Code | Description | Amount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

| ASSESSING NEIGHBORHOOD | | | | | | APPRAISED VALUE SUMMARY | | | | |
|------------------------|-----------|---|---------|-------|--|-------------------------------|--|--|--|----------|
| Nbhd | Nbhd Name | B | Tracing | Batch | | | | | | |
| 0050 | | | | | | | | | | |
| NOTES | | | | | | APPRAISED VALUE SUMMARY | | | | |
| | | | | | | Appraised Bldg. Value (Card) | | | | -203,600 |
| | | | | | | Appraised Xf (B) Value (Bldg) | | | | 0 |
| | | | | | | Appraised Ob (B) Value (Bldg) | | | | 0 |
| | | | | | | Appraised Land Value (Bldg) | | | | 370,400 |
| | | | | | | Special Land Value | | | | 0 |
| | | | | | | Total Appraised Parcel Value | | | | 166,800 |
| | | | | | | Valuation Method | | | | O |
| | | | | | | Total Appraised Parcel Value | | | | 166,800 |

| 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 |
| 220 | 10-18-2010 | MN | Maintenance | 1,346 | | 100 | | INSULATION&AIRSEALIN | | 04-12-2013 | VGS | | | 20 | Field Review |
| 203 | 05-20-2005 | NC | New Construct | 110,000 | 06-30-2006 | 100 | | 2 STRY SIN FAM DWELL | | 04-28-2006 | 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 | 101A | Single Fam - Affo | RC | Primary | 40,000 | SF 8.75 | 1.00000 | 5 | 1.00 | 0050 | 1.000 | | | 1.0000 | 350,000 | |
| 1 | 101A | Single Fam - Affo | PD | Residual | 0.460 | AC 35,000.00 | 1.00000 | 5 | 1.00 | 0050 | 1.000 | | | 1.0000 | 16,100 | |
| 1 | 101A | Single Fam - Affo | PD | Undevelop | 2.130 | AC 2,000.00 | 1.00000 | 0 | 1.00 | 0050 | 1.000 | | | 1.0000 | 4,300 | |
| Total Card Land Units | | | | | 3.51 | AC | Parcel Total Land Area | | | | | 3.51 | Total Land Value | | | 370,400 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|-----|--------------|---------------------------------|------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 03 | Colonial | Bsmt Area | 672 | |
| Model | 01 | Residential | Bsmt Type | 04 | |
| Grade | 03 | Average | Unfin Area | 0.00 | Full |
| Stories | 2 | | CONDO DATA | | |
| Occupancy | 1 | | Parcel Id | | C |
| Exterior Wall 1 | 25 | Vinyl Siding | | | B |
| Exterior Wall 2 | | | | | S |
| 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 | | | 240,082 |
| Interior Floor 2 | | | Net Other Adj | | 7,500 |
| Heat Fuel | 03 | Gas | Replace Cost | | 247,583 |
| Heat Type | 05 | Hot Water | Year Built | | 2004 |
| AC Type | 01 | None | Effective Year Built | | 2008 |
| Bedrooms | 3 | | Depreciation Code | | A |
| Full Baths | 1 | | Remodel Rating | | |
| Half Baths | 1 | | Year Remodeled | | |
| Extra Fixtures | 0 | | Depreciation % | | 13 |
| 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 | | 87 |
| Gas Fireplaces | 0 | | Cns Sect Rcnld | | 215,400 |
| 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 | 672 | | 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 | 672 | 672 | 672 | 161.89 | 108,790 | |
| BSM | Basement | 0 | 672 | 134 | 32.28 | 21,693 | |
| FOP | Open Porch | 0 | 32 | 5 | 25.30 | 809 | |
| FUS | Finished Upper Story | 672 | 672 | 672 | 161.89 | 108,790 | |
| Ttl Gross Liv / Lease Area | | 1,344 | 2,048 | 1,483 | | 240,082 | |

