

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA						
MAKSY RACHEL LYNN MAKSY NICHOLAS 18 CEDAR LN				0 Water 0 No Sewer		0 Feeder 0 None 0 Medium		0 Average 0 Average		Description	Code	Appraised	Assessed							
SUPPLEMENTAL DATA										RES LAND	1310	38,600	38,600	VISION						
HALIFAX MA 02338		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 0 Total Acres 1.52 Chapter Lan GIS ID F_856227_2853084		Cyclical 1 Exemption W District Res Exem Assoc Pid#						Total		38,600	38,600							
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)								
MAKSY RACHEL LYNN MADDEN PAUL S MADDEN PAUL S			56059 16068 10165	178 0037 0001	11-22-2021 04-07-1998 02-28-1991	U U Q	V V V	694,000 1 150,000	1 1 00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
			Total									2023	1310	49,700	2022	1310	42,500	2021	1310	35,400
			Total									Total		49,700	Total		42,500	Total		35,400
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)						0				
0050										Appraised Xf (B) Value (Bldg)						0				
										Appraised Ob (B) Value (Bldg)						0				
										Appraised Land Value (Bldg)						38,600				
										Special Land Value						0				
										Total Appraised Parcel Value						38,600				
										Valuation Method						C				
										Total Appraised Parcel Value						38,600				
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					
										01-01-2018	AO	3		99	Vacant Land					
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	1310	Vacant Land - Po	RC	Residual	1.520 AC	35,000.00	0.72631	5	1.00	0050	1.000			1.0000		0.58	38,600			
Total Card Land Units					1.52	AC	Parcel Total Land Area			1.52	Total Land Value					38,600				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd	Description	Element	Cd	Description	No Sketch				
Style	99	Vacant Land	Bsmt Area							
Model	00	Vacant	Bsmt Type							
Grade			Unfin Area							
Stories										
Occupancy			CONDO DATA							
Exterior Wall 1			Parcel Id		C	Owne				
Exterior Wall 2						B	S			
Roof Structure			Adjust Type	Code	Description	Factor%				
Roof Cover			Condo Flr							
Interior Wall 1			Condo Unit							
Interior Wall 2			COST / MARKET VALUATION							
Interior Floor 1						0				
Interior Floor 2			Net Other Adj							
Heat Fuel			Replace Cost							
Heat Type			Year Built							
AC Type			Effective Year Built			0				
Bedrooms			Depreciation Code							
Full Baths			Remodel Rating							
Half Baths			Year Remodeled							
Extra Fixtures			Depreciation %							
Total Rooms			Functional Obsol							
Bath Style			External Obsol							
Kitchen Style			Trend Factor			1.000				
Extra Kitchens			Condition							
Fireplaces			Condition %							
Extra Openings			Percent Good							
Gas Fireplaces			Cns Sect Rcnld							
Sq Ft Fin Bsmt			Dep % Ovr							
FBM Quality			Dep Ovr Comment							
Foundation			Misc Imp Ovr							
Bsmt Garage			Misc Imp Ovr Comment							
Bsmt Area			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				
Ttl Gross Liv / Lease Area		0	0	0		0				