

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BIZZOZERO SCOTT K			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
BIZZOZERO REBECCA			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	122,100	122,100
3 HGIH ST		SUPPLEMENTAL DATA			RES LAND	1010	352,100	352,100	
DUXBURY MA 02332		Alt Prcl ID Scnd Home LEASED Tax Class T Tot Fin Area 960 Total Acres .978 Chapter Lan GIS ID F_856311_2843730			Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	20,100	20,100
						Total	494,300	494,300	

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 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BIZZOZERO SCOTT K	51417	192	07-26-2019	U	I	290,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
ROBBINS BARBARA L	49901	0024	06-11-2018	U	I	10	1A	2023	1010	131,500	2022	1010	114,600	2021	1010	113,400
ROBBINS FLOYD JR	4951	0084	02-06-1981	U	I	29,000	1		1010	366,200		1010	301,800		1010	252,000
									1010	15,100		1010	15,100		1010	13,400
								Total	512,800	Total	431,500	Total	378,800			

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	122,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	20,100
Appraised Land Value (Bldg)	352,100
Special Land Value	0
Total Appraised Parcel Value	494,300
Valuation Method	C
Total Appraised Parcel Value	494,300

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
BPO-20-232	10-02-2020	MN	Maintenance	6,439		100		Weatherization/Insulation & Air S		03-24-2021	SJT	5		20	Field Review
										03-13-2020	SJD	9	1	06	Inspection Only
										03-09-2020	SJD	9		01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										05-02-2007	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	RC	Residual	0.060	AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	2,100
Total Card Land Units					0.98	AC	Parcel Total Land Area					0.98	Total Land Value			352,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	960	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
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			169,010
Interior Floor 2	05	Vinyl	Net Other Adj		8,000
Heat Fuel	02	Oil	Replace Cost		177,010
Heat Type	04	Forced Air-Duc	Year Built		1950
AC Type	01	None	Effective Year Built		1990
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		31
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		69
Gas Fireplaces	0		Cns Sect Rcnld		122,100
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	960		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

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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
FGR1	Garage - 1 Sto	L	480	52.00	1980	A	70	C	1.00	17,500
SHD1	Shed	L	96	21.00	2020	G	85	B	1.50	2,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	960	960	960	146.71	140,842
BSM	Basement	0	960	192	29.34	28,168
Ttl Gross Liv / Lease Area		960	1,920	1,152		169,010

