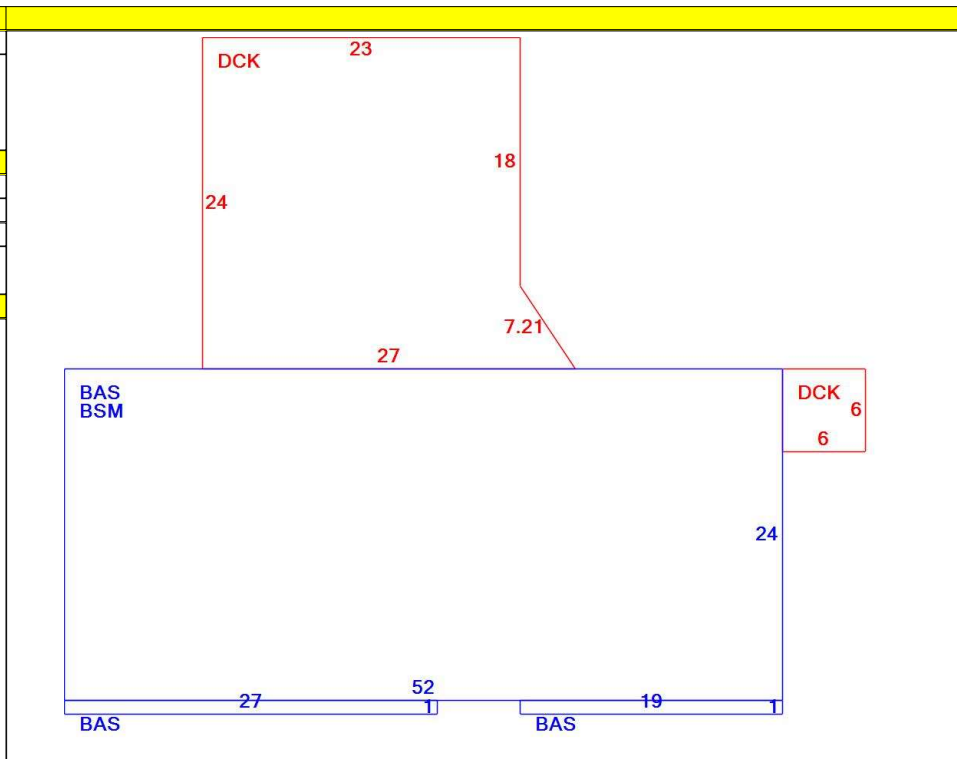


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>											
BRUCE PAUL W  138 BIRCH ST  DUXBURY MA 02332				0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed			Total	506,300	506,300							
				0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	165,400	165,400												
		<b>SUPPLEMENTAL DATA</b>		Alt Prcl ID		Cyclical 1		RES LAND		1010	338,800	338,800	RESIDNTL						1010	2,100	2,100				
		Scnd Home		Exemption		W		District		Res Exem		Total		506,300		506,300									
		Tax Class T		W		District		Res Exem		Total		506,300		506,300		506,300									
		Tot Fin Area 1294		District		Res Exem		Total		506,300		506,300		506,300		506,300									
		Total Acres 1.098		Chapter Lan		Assoc Pid#		Total		506,300		506,300		506,300		506,300									
		GIS ID F_857645_2840445		Assoc Pid#		Total		506,300		506,300		506,300		506,300		506,300									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
BRUCE PAUL W				4912 0077		11-17-1980		U I		6,000		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
														2023	1010	159,900	2022	1010	129,900	2021	1010	117,800			
															1010	352,400		1010	290,400		1010	242,000			
															1010	1,400		1010	1,400		1010	1,400			
				Total										Total		513,700		Total		421,700		Total		361,200	
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)				165,400											
0050										Appraised Xf (B) Value (Bldg)				0											
								Appraised Ob (B) Value (Bldg)				2,100													
								Appraised Land Value (Bldg)				338,800													
								Special Land Value				0													
								Total Appraised Parcel Value				506,300													
								Valuation Method				C													
								Total Appraised Parcel Value				506,300													
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								
												11-05-2018	JLF	10	1	00	Measure & Listed								
												04-12-2013	VGS			20	Field Review								
												05-19-2007	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	PD	Primary	40,000	SF 8.75	1.00000	5	1.00	0050	1.000			TP95	0.9500	8.75	332,500								
1	1010	Single Family	PD	Residual	0.180	AC 35,000.00	1.00000	5	1.00	0050	1.000				1.0000	0.80	6,300								
Total Card Land Units					1.10	AC	Parcel Total Land Area					1.10	Total Land Value			338,800									

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	08	Raised Ranch	Bsmt Area	1248			
Model	01	Residential	Bsmt Type	03			
Grade	02	Below Average	Unfin Area	0.00	Partial		
Stories	1						
Occupancy	1						
Exterior Wall 1	25	Vinyl Siding					
Exterior Wall 2							
Roof Structure	03	Gable					
Roof Cover	03	Asphalt					
Interior Wall 1	05	Drywall					
Interior Wall 2							
Interior Floor 1	14	Carpet					
Interior Floor 2							
Heat Fuel	03	Gas					
Heat Type	05	Hot Water					
AC Type	01	None					
Bedrooms	3						
Full Baths	1						
Half Baths	0						
Extra Fixtures	0						
Total Rooms	5						
Bath Style	02	Average					
Kitchen Style	02	Average					
Extra Kitchens	0						
Fireplaces	0						
Extra Openings	0						
Gas Fireplaces	0						
Sq Ft Fin Bsmt	456						
FBM Quality	03	Average					
Foundation	06	Poured Conc					
Bsmt Garage	0						
Bsmt Area	1248						

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

COST / MARKET VALUATION	
Net Other Adj	212,676
Replace Cost	13,940
Year Built	226,617
Effective Year Built	1982
Depreciation Code	1994
Remodel Rating	A
Year Remodeled	
Depreciation %	27
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	73
Cns Sect Rcnld	165,400
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
SHD1	Shed	L	144	21.00	1907	A	70	C	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,294	1,294	1,294	132.59	171,573
BSM	Basement	0	1,248	250	26.56	33,148
DCK	Deck	0	600	60	13.26	7,955
Ttl Gross Liv / Lease Area		1,294	3,142	1,604		212,676



138 BIRCH ST

