

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CAWLEY MICHAEL E			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
CAWLEY MARIA SCIORTINO			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	627,600	627,600
87 TEMPLEWOOD DR		SUPPLEMENTAL DATA			0 Light	RES LAND	1010	496,200	496,200
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3652 Total Acres 1.678 Chapter Lan GIS ID F_865063_2852262			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	1,800	1,800
						Total		1,125,600	1,125,600

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
CAWLEY MICHAEL E		16503 0186	08-14-1998	Q	I	252,500	00	Year	Code	Assessed	Year	Code	Assessed	
GAGNON WILLIAM P		10348 0207	06-26-1991	Q	I	180,000	00	2023	1010	482,100	2022	1010	440,700	
									1010	532,600		1010	338,400	
									1010	1,200		1010	1,200	
						Total		1,015,900	Total		780,300	Total		700,300

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)	627,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,800
Appraised Land Value (Bldg)	496,200
Special Land Value	0
Total Appraised Parcel Value	1,125,600
Valuation Method	C
Total Appraised Parcel Value	1,125,600

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

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
2016-209	06-29-2016	BP	Bldg Permit	12,000	08-15-2018	100		CONSTRUCT A REPLACEMENT 2 STY 16X22,12X13,5 SHED 10X12	08-15-2018	JLF	5		01	Measure - No Entry
207	06-08-2006	AD	Addition	160,000	05-12-2008	100			04-12-2013	VGS			20	Field Review
7	09-24-2004	MS	Miscellaneous			100			02-01-2012	K-S	0	1	00	Measure & Listed
									05-08-2008	K/B		4	09	Total Refusal

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	0060	1.341		1.0000	11.74	469,400
1	1010	Single Family	RC	Residual	0.560	AC 35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.08	26,300
1	1010	Single Family	WP	Undevelop	0.200	AC 2,000.00	1.00000	0	1.00	0060	1.341		1.0000	0.06	500
Total Card Land Units					1.68	AC	Parcel Total Land Area					1.68	Total Land Value		496,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	658	
Model	01	Residential	Bsmt Type	03	
Grade	05	Ave/Good	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	10				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	322				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	658				

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

COST / MARKET VALUATION				
Net Other Adj	698,139			
Replace Cost	31,655			
Year Built	1974			
Effective Year Built	2007			
Depreciation Code	E			
Remodel Rating	04			
Year Remodeled	2006			
Depreciation %	14			
Functional Obsol				
External Obsol				
Trend Factor	1.000			
Condition				
Condition %				
Percent Good	86			
Cns Sect Rcnd	627,600			
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	120	21.00	2004	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,518	1,518	1,518	175.72	266,744
BSM	Basement	0	658	132	35.25	23,195
DCK	Deck	0	300	30	17.57	5,272
FGR	Garage	0	576	230	70.17	40,416
FNS	Finished 90% Story	518	576	518	158.03	91,023
FOP	Open Porch	0	72	11	26.85	1,933
FUS	Finished Upper Story	1,518	1,518	1,518	175.72	266,744
PTO	Patio	0	165	8	8.52	1,406
WDK	Deck	0	84	8	16.74	1,406
Ttl Gross Liv / Lease Area		3,554	5,467	3,973		698,139

