

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BOWNES KEVIN J			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed
BOWNES NANCY J			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	396,800	396,800
7 S RIVER LN E				0 Medium		RES LAND	1010	475,500	475,500
SUPPLEMENTAL DATA									
Alt Prcl ID				Cyclical 4					
Scnd Home				Exemption					
Tax Class T				W					
Tot Fin Area 2436				District					
Total Acres 1.048				Res Exem					
Chapter Lan									
GIS ID F_865124_2847192				Assoc Pid#					
Total							872,300		872,300

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
BOWNES KEVIN J		34282 0165	03-26-2007	Q	I	585,000	00	Year	Code	Assessed	Year	Code	Assessed		
ANTONS ILZE K		25531 0225	06-23-2003	Q	I	560,000	00	2023	1010	302,600	2022	1010	277,100		
QUINLAN NOMINEE TRUST		17536 0120	06-07-1999	U	I	1	1		1010	510,400	2021	1010	324,300		
Total							813,000		Total		601,400		Total		571,100

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)			396,800
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			0
Appraised Land Value (Bldg)			475,500
Special Land Value			0
Total Appraised Parcel Value			872,300
Valuation Method			C
Total Appraised Parcel Value			872,300

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

NOTES									

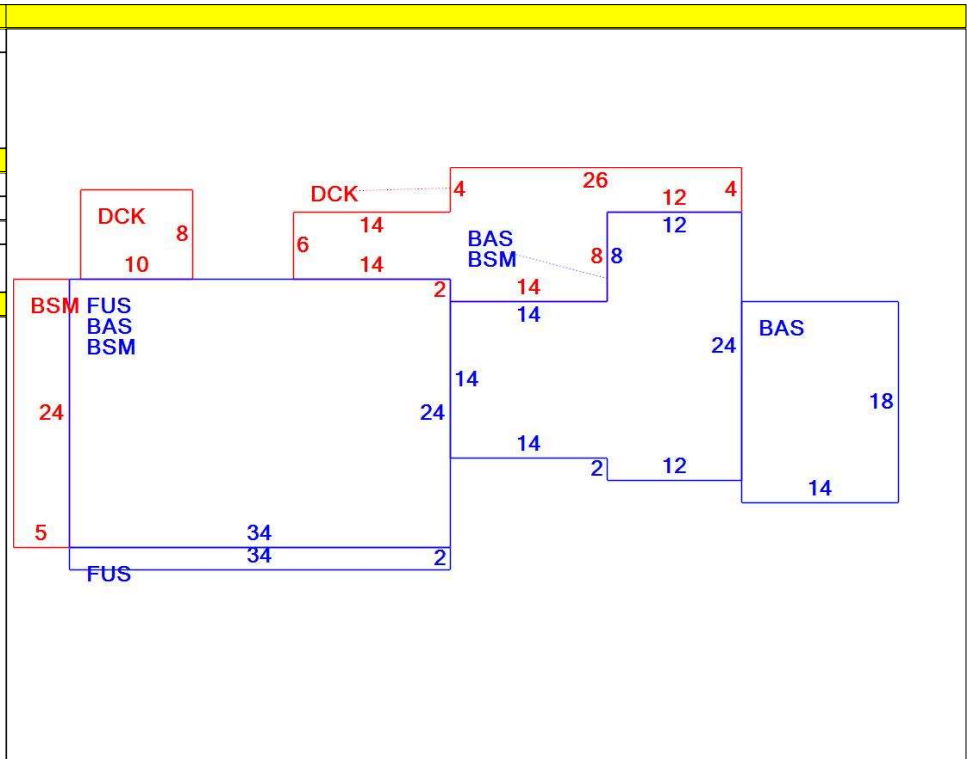
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
BPO-20-142	08-08-2020	MN	Maintenance	9,000		100	09-18-2020	Replace 9 Windows		09-12-2018	SJD	6		20	Field Review
14933	05-12-1998	NC	New Construct	3,500		100		8X10 DECK/SLIDER DR		04-12-2013	VGS			20	Field Review
14923	05-07-1998	RM	Remodel	1,000		100		REPLACE WINDOW		07-10-2007	BSB		1	00	Measure & Listed
14880	04-06-1998	MN	Maintenance	1,000		100		STRIP & REROOF							
11992	08-08-1991	MN	Maintenance	2,000		100		STRIP & RESHINGLE RF							
11976	07-23-1991	RM	Remodel	7,000	01-01-1992	100		INTERIOR OF HOUSE							

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	0.131	AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.07	6,100
Total Card Land Units					1.05	AC	Parcel Total Land Area					1.05	Total Land Value			475,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1420	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
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	5				
Full Baths	2				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	192				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1420				

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

COST / MARKET VALUATION		
Net Other Adj		527,089
Replace Cost		31,720
Year Built		558,810
Effective Year Built		1972
Depreciation Code		1992
Remodel Rating		A
Year Remodeled		
Depreciation %	29	
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		71
Cns Sect Rcnld		396,800
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,552	1,552	1,552	191.11	296,607
BSM	Basement	0	1,420	284	38.22	54,276
DCK	Deck	0	380	38	19.11	7,262
FUS	Finished Upper Story	884	884	884	191.11	168,944
Ttl Gross Liv / Lease Area		2,436	4,236	2,758		527,089

