

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
GATELY ROBERT J			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
86 SOUTH ST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	318,800	318,800
DUXBURY MA 02332		SUPPLEMENTAL DATA			0 Medium	RES LAND	1010	350,700	350,700
Alt Prcl ID		Cyclical 2			RESIDNTL	1010	800	800	
Scnd Home		Exemption							
Tax Class T		W							
Tot Fin Area 1512		District							
Total Acres .938		Res Exem							
Chapter Lan		Assoc Pid#							
GIS ID F_864281_2833776					Total 670,300 670,300				

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GATELY ROBERT J		35006 0054	08-28-2007	Q	I	415,000	00	Year	Code	Assessed	Year	Code	Assessed
CALABRESE CHARLES G		33857 0286	12-20-2006	Q	I	310,000	00	2023	1010	238,000	2022	1010	203,900
									1010	364,700		1010	300,600
									1010	600		1010	600
								Total		603,300	Total		505,100
								Total			Total		456,100

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			318,800
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			800
Appraised Land Value (Bldg)			350,700
Special Land Value			0
Total Appraised Parcel Value			670,300
Valuation Method			C
Total Appraised Parcel Value			670,300

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
QP-19-300	11-25-2019	MN		3,000		100	12-10-2019	DOOR	04-12-2013	VGS			20	Field Review
									02-13-2013	AO	6	6	30	Quality Control
									12-18-2007	BSB			01	Measure - No Entry

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	0.021 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.76	700
Total Card Land Units					0.94 AC	Parcel Total Land Area					0.94	Total Land Value			350,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	864	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
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	04	Forced Air-Duc			
AC Type	01	None			
Bedrooms	3				
Full Baths	2				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	864				

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

COST / MARKET VALUATION	
	412,813
Net Other Adj	17,940
Replace Cost	430,753
Year Built	1963
Effective Year Built	1995
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	26
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	74
Cns Sect Rcnld	318,800
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

TQS			
BAS			
BSM			
			14
	24		12
			36

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
SHD3	Shed - Metal	L	80	14.00	1980	A	70	C	1.00	800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,032	1,032	1,032	222.78	229,910	
BSM	Basement	0	864	173	44.61	38,541	
TQS	Three Quarter Story	648	864	648	167.09	144,362	
Ttl Gross Liv / Lease Area		1,680	2,760	1,853		412,813	



86 SOUTH ST

