

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BAYTURK MUZAFFER			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	
BAYTURK RENNAN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	624,300	624,300	
86 HERRING WEIR RD				0 Light		RES LAND	1010	534,600	534,600	
		SUPPLEMENTAL DATA				RESIDNTL	1010	65,800	65,800	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2813 Total Acres .988 Chapter Lan		Cyclical 3 Exemption W District Res Exem						
GIS ID F_870750_2848035		Assoc Pid#						Total	1,224,700	1,224,700

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BAYTURK MUZAFFER		19101 0128	11-27-2000	Q	I	575,000	00	Year	Code	Assessed	Year	Code	Assessed
CRANBERRY RLTY TRUST		17345 0327	04-13-1999	U	I	100	1A	2023	1010	549,300	2022	1010	499,200
									1010	522,200		1010	440,700
									1010	45,600		1010	45,600
								Total	1,117,100	Total	985,500	Total	875,200

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

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	624,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	65,800
Appraised Land Value (Bldg)	534,600
Special Land Value	0
Total Appraised Parcel Value	1,224,700
Valuation Method	C
Total Appraised Parcel Value	1,224,700

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			

NOTES									

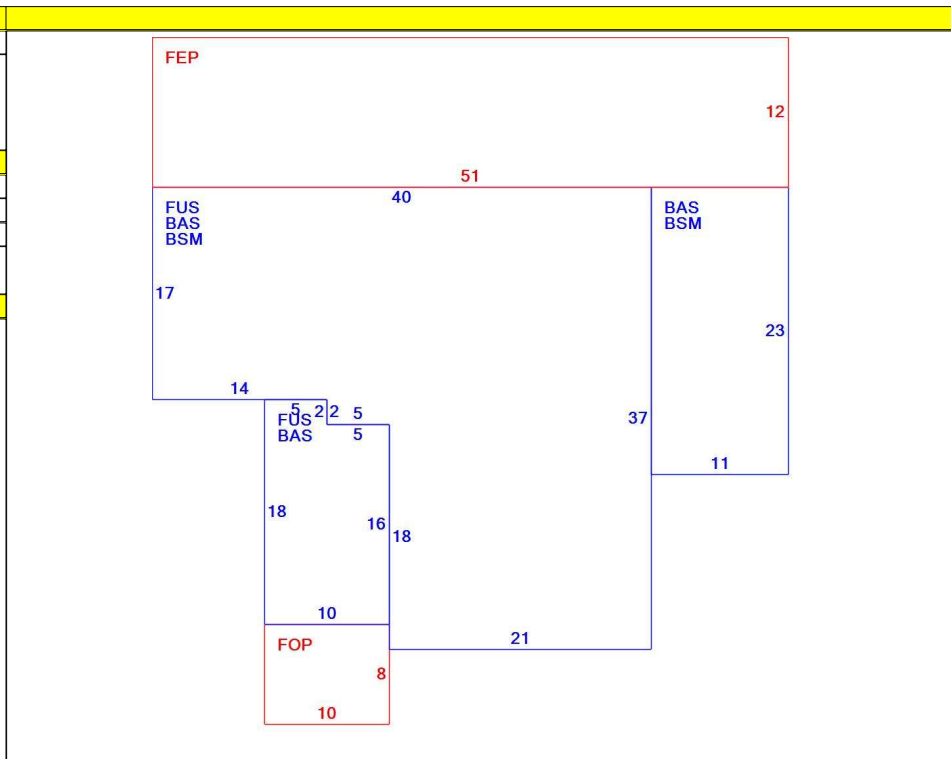
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
251	06-13-2005	AD	Addition	15,000	09-08-2006	100		10.3X19.3 ADDITION	04-12-2013	VGS			20	Field Review
187	05-17-2005	AD	Addition	30,000		100		16X19 2ND STRY ADD	09-08-2006	KP		1	00	Measure & Listed
11025	10-24-1988	AD	Addition	1,500	03-15-1990	100		52X12 CONNECTING RF						

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	0070	1.389	HOUSE HAS VIEW OF BOGS	V115,ES95	1.0925	531,200		
1	1010	Single Family	RC	Residual	0.070	AC 35,000.00	1.00000	5	1.00	0070	1.389			1.0000	3,400		
Total Card Land Units					0.99	AC	Parcel Total Land Area					0.99	Total Land Value			534,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	1363	
Model	01	Residential	Bsmt Type	00	N/A
Grade	08	Excellent	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1				
Exterior Wall 1	17	Stucco			
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	2				
Full Baths	3				
Half Baths	0				
Extra Fixtures	2				
Total Rooms	7				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1200				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1363				

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

COST / MARKET VALUATION	
Net Other Adj	632,752
Replace Cost	84,875
Year Built	717,627
Effective Year Built	1979
Depreciation Code	2008
Remodel Rating	E
Year Remodeled	
Depreciation %	13
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	87
Cns Sect Rcnd	624,300
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
FGR1	Garage - 1 Sto	L	480	52.00	1986	A	70	C	1.00	17,500
RWL	Retaining Wall	L	1,000	30.00	1980	A	70	A	2.00	42,000
PTO	Patio	L	600	15.00	1990	A	70	C	1.00	6,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,533	1,533	1,533	182.61	279,945
BSM	Basement	0	1,363	273	36.58	49,853
FEP	Finished Enclosed Porch	0	612	367	109.51	67,019
FOP	Open Porch	0	80	12	27.39	2,191
FUS	Finished Upper Story	1,280	1,280	1,280	182.61	233,744
Ttl Gross Liv / Lease Area		2,813	4,868	3,465		632,752



86 HERRING WEIR RD

