

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
NAPIER WILLIAM J			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
NAPIER ETHEL M			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	162,600	162,600
67 TEAKETTLE LN		SUPPLEMENTAL DATA			RES LAND	1010	535,600	535,600	
DUXBURY MA 02332		Alt Prcl ID Cyclical 5			RESIDNTL	1010	2,200	2,200	
		Scnd Home Exemption 22							
		Tax Class T W							
		Tot Fin Area 1176							
		Total Acres 1.998							
		Chapter Lan							
		GIS ID F_871260_2845730			Assoc Pid#				
							Total	700,400	700,400

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
NAPIER WILLIAM J		3864 0651	02-21-1973	U	I	25,500	1	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	120,400	2022	1010	99,800
									1010	525,200		1010	443,400
									1010	1,400		1010	1,400
							Total	647,000	Total	544,600	Total	377,600	

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)	162,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	2,200
Appraised Land Value (Bldg)	535,600
Special Land Value	0
Total Appraised Parcel Value	700,400
Valuation Method	C
Total Appraised Parcel Value	700,400

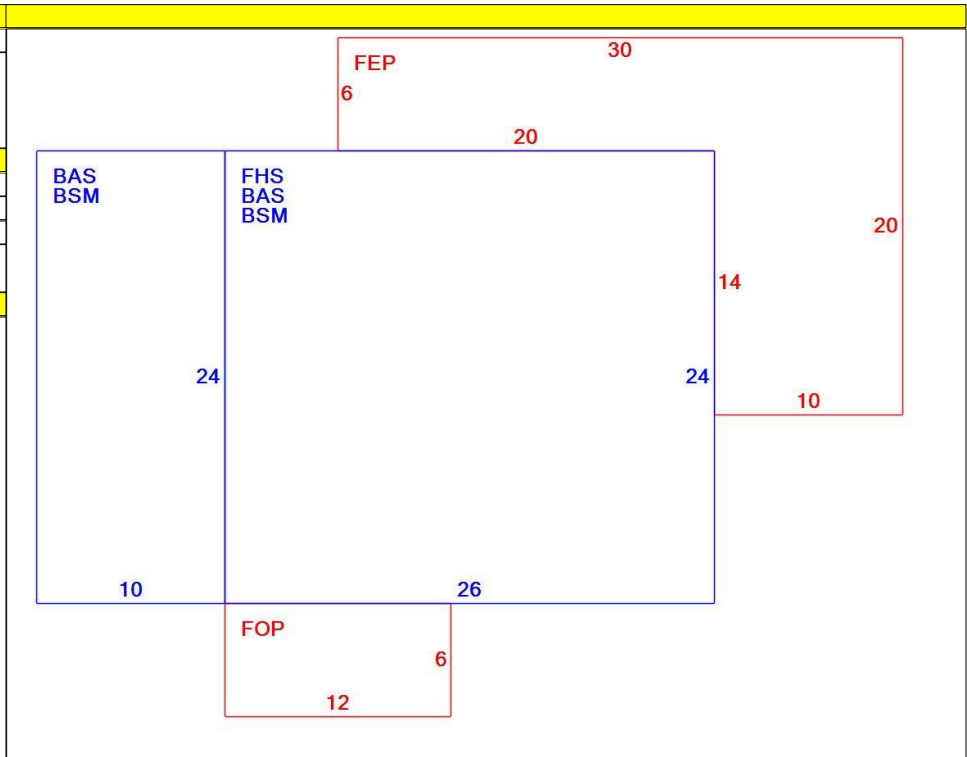
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0070			

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
QPO-21-17	07-21-2021	MN	Maintenance	3,418		100	07-21-2021	REPLACE 1 DOOR	09-28-2020	SJT	10		20	Field Review
2018-179	08-29-2018	MN	Maintenance	10,990		100		REPLACE 9 WINDOWS	04-12-2013	VGS			20	Field Review
11760	11-05-1990	AD	Addition			100		SCREEN PORCH 248 SQF	11-27-2007	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	RC	Primary	40,000 SF	8.75	1.00000	5	1.00	0070	1.389		1.0000	12.16	486,200
1	1010	Single Family	RC	Residual	1.080 AC	35,000.00	0.94074	5	1.00	0070	1.389		1.0000	1.05	49,400
Total Card Land Units					2.00 AC	Parcel Total Land Area					2.00	Total Land Value			535,600

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	02	Below Average	Unfin Area	0.00	Full
Stories	1.5				
Occupancy	1		CONDO DATA		
Exterior Wall 1	25	Vinyl Siding	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			231,414
Interior Floor 2			Net Other Adj		4,250
Heat Fuel	03	Gas	Replace Cost		235,664
Heat Type	05	Hot Water	Year Built		1946
AC Type	01	None	Effective Year Built		1990
Bedrooms	3		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		31
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		69
Gas Fireplaces	0		Cns Sect Rcnld		162,600
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	864		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	1958	F	55	C	1.00	1,700
SHD1	Shed	L	64	21.00	1958	P	35	C	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	864	864	864	149.11	128,828
BSM	Basement	0	864	173	29.86	25,796
FEP	Finished Enclosed Porch	0	320	192	89.46	28,629
FHS	Finished Half Story	312	624	312	74.55	46,521
FOP	Open Porch	0	72	11	22.78	1,640
Ttl Gross Liv / Lease Area		1,176	2,744	1,552		231,414

