

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
CARLE GLENN L			0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
90 BOW ST			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	605,100	605,100	
DUXBURY MA 02332			SUPPLEMENTAL DATA				0	Medium	RES LAND	1010	513,100	513,100	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3737 Total Acres 1.848 Chapter Lan GIS ID F_874946_2843522			Cyclical 5 Exemption W District Res Exem Assoc Pid#						RESIDNTL	1010	99,700	99,700	
										Total	1,217,900	1,217,900	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CARLE GLENN L	44299	0270	05-08-2014	Q	I	788,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
WILLAUER CHARLES S & WILLAUER G	38264	0232	02-23-2010	U	I	1	1F	2023	1010	600,800	2022	1010	541,100	2021	1010	500,900
WILLAUER CHARLES S	11076	0316	06-26-1992	U	I	260,000	1L		1010	550,700		1010	349,900		1010	337,500
									1010	58,200		1010	58,200		1010	58,200
								Total	1,209,700	Total	949,200	Total	896,600			

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)	605,100	
0060					Appraised Xf (B) Value (Bldg)	0	
					Appraised Ob (B) Value (Bldg)	99,700	
					Appraised Land Value (Bldg)	513,100	
					Special Land Value	0	
					Total Appraised Parcel Value	1,217,900	
					Valuation Method	C	
					Total Appraised Parcel Value	1,217,900	

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
2015-130	05-20-2015	MN	Maintenance	26,500	08-30-2018	100		REPLACE KITCHEN ROOF	03-09-2015	JLF	0	1	06	Inspection Only
2015-104	04-29-2015	RM	Remodel	95,000	08-30-2018	100		REMODEL DWELLING DUE TO ROOF	06-13-2014	SJD	9	1	00	Measure & Listed
124	10-04-2006	MS	Miscellaneous	6,500		100			04-12-2013	VGS			20	Field Review
163	05-11-2006	RM	Remodel	10,000		100		8X14 S PRCH,140 DCK	09-27-2006	KP		1	00	Measure & Listed
15222	11-27-1998	MN	Maintenance	2,000		100		STRIP & REROOF						
13200	05-18-1994	RM	Remodel	2,500		100		6X4 BAY WINDOW						
12936	09-09-1993	AD	Addition	800		100		25X11WOODSH TO BARN						

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	0.930	AC 35,000.00	1.00000	5	1.00	0060	1.341		1.0023	1.08	43,700	
Total Card Land Units					1.85	AC	Parcel Total Land Area					1.85	Total Land Value			513,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	11	Antique	Bsmt Area	972			
Model	01	Residential	Bsmt Type	03			
Grade	06	Good	Unfin Area	0.00	Partial		
Stories	2						
Occupancy	1						
Exterior Wall 1	11	Clapboard					
Exterior Wall 2	14	Wood Shingle					
Roof Structure	04	Hip					
Roof Cover	03	Asphalt					
Interior Wall 1	03	Plaster					
Interior Wall 2							
Interior Floor 1	09	Pine/Soft Wood					
Interior Floor 2							
Heat Fuel	03	Gas					
Heat Type	05	Hot Water					
AC Type	01	None					
Bedrooms	5						
Full Baths	3						
Half Baths	1						
Extra Fixtures	2						
Total Rooms	14						
Bath Style	02	Average					
Kitchen Style	02	Average					
Extra Kitchens	0						
Fireplaces	1						
Extra Openings	2						
Gas Fireplaces	1						
Sq Ft Fin Bsmt	0						
FBM Quality							
Foundation	03	Stone					
Bsmt Garage	0						
Bsmt Area	972						

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

COST / MARKET VALUATION	
Net Other Adj	703,319
Replace Cost	34,655
Year Built	737,974
Effective Year Built	1793
Depreciation Code	2003
Remodel Rating	E
Year Remodeled	
Depreciation %	18
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	82
Cns Sect Rcnd	605,100
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
BRN5	Barn - 2 Story	L	1,984	69.00	1930	A	70	C	1.00	95,800
SHD1	Shed	L	264	21.00	1985	A	70	C	1.00	3,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,611	2,611	2,611	170.71	445,720
BSM	Basement	0	972	194	34.07	33,117
CTH	Cathedral Ceiling	0	870	87	17.07	14,852
FSP	Screened Porch	0	270	54	34.14	9,218
FUS	Finished Upper Story	1,126	1,126	1,126	170.71	192,218
WDK	Deck	0	483	48	16.96	8,194
Ttl Gross Liv / Lease Area		3,737	6,332	4,120		703,319

