

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
WEISEL ADAM L			0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA	
WEISEL KAREN E			0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	562,400	562,400		
38 BOWSPRIT LN					0	Medium			RES LAND	1010	527,000	527,000		
DUXBURY MA 02332			SUPPLEMENTAL DATA						RESIDNTL	1010	47,000	47,000		
Alt Prcl ID			Cyclical 5								Total		1,136,400	1,136,400
Scnd Home			Exemption											
Tax Class T			W											
Tot Fin Area 2828			District											
Total Acres .92			Res Exem											
Chapter Lan														
GIS ID F_875439_2842664			Assoc Pid#											

VISION

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WEISEL ADAM L			47084 0037	06-22-2016	Q	I	749,000	00	Year	Code	Assessed	Year	Code	Assessed
HEAVEY MICHAEL D & MELANIE L			44587 0220	07-31-2014	Q	I	699,000	00	2023	1010	415,800	2022	1010	390,800
EVANS SARAH & KOLSTAD NANCY			34608 0043	05-31-2007	Q	I	767,000	00		1010	626,900		1010	483,300
DONOVAN DENNIS M			17806 0022	08-29-1999	Q	I	445,000	00		1010	28,300		1010	28,300
			Total						Total		1,071,000	Total		902,400
									Total			Total		776,500

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
0080			Batch

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	562,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	47,000
Appraised Land Value (Bldg)	527,000
Special Land Value	0
Total Appraised Parcel Value	1,136,400
Valuation Method	C
Total Appraised Parcel Value	1,136,400

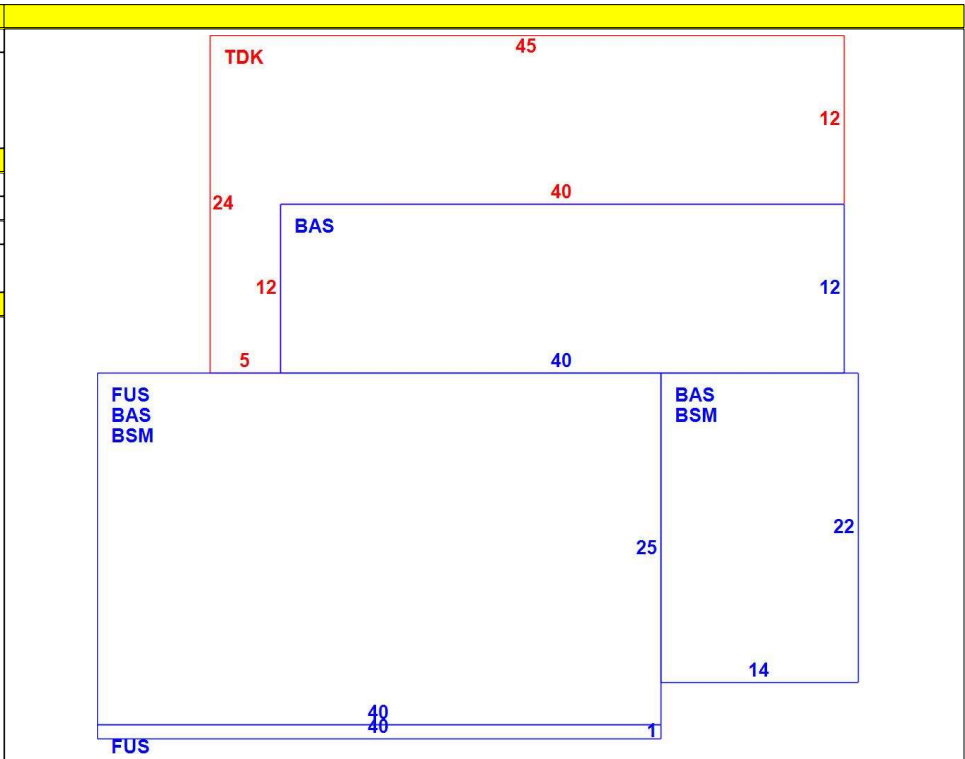
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
BPO-23-128	04-10-2023	RM	Remodel	105,000	07-26-2023	100		RENOVATE KITCHEN. Convert	07-26-2023	SJT	5		06	Inspection Only
2016-168	09-07-2016	BP	Bldg Permit	4,000		100		12' X 16' UTILITY BLDG	06-17-2015	SJD	9		01	Measure - No Entry
228	07-18-2008	NC	New Construct	18,000		100		12X45 DECK	04-12-2013	VGS			20	Field Review
465	10-29-2002	AD	Addition	35,000	03-25-2004	100		10X40 ADD/RMDL KITCH	06-03-2009	K-B		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	40,075	SF	8.75	1.00000	5	1.00	0080	1.503		1.0000	13.15	527,000
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			527,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1308	
Model	01	Residential	Bsmt Type	04	
Grade	06	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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	400				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1308				

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

COST / MARKET VALUATION	
Net Other Adj	648,358
Replace Cost	45,965
Year Built	694,322
Effective Year Built	1973
Depreciation Code	2002
Remodel Rating	VG
Year Remodeled	
Depreciation %	19
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	81
Cns Sect Rcnld	562,400
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
SPL2	Ing Pool-Good	L	648	89.00	1987	A	70	C	1.00	40,400
SPL3	Ing Hot Tub	L	64	72.00	1987	A	70	C	1.00	3,200
SHD1	Shed	L	192	21.00	2016	G	85	C	1.00	3,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,788	1,788	1,788	205.83	368,020
BSM	Basement	0	1,308	262	41.23	53,927
FUS	Finished Upper Story	1,040	1,040	1,040	205.83	214,061
TDK	Trex Deck	0	600	60	20.58	12,350
Ttl Gross Liv / Lease Area		2,828	4,736	3,150		648,358

