

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BOWDEN MICHAELA			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
BOWDEN ASHLEY L			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	356,300	356,300	
30 BRYANT AVE				0 Light		RES LAND	1010	435,800	435,800	
DUXBURY MA 02332		SUPPLEMENTAL DATA			RESIDNTL	1010	1,400	1,400	1,400	
Alt Prcl ID		Cyclical 7								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 1430		District								
Total Acres .189		Res Exem								
Chapter Lan										
GIS ID F_871675_2830803		Assoc Pid#								
							Total	793,500	793,500	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BOWDEN MICHAELA		51314 004	07-01-2019	Q	I	480,000	00	Year	Code	Assessed	Year	Code	Assessed
HAWKINS MARGARET M TT		44297 0163	05-07-2014	U	I	100	1A	2023	1010	265,900	2022	1010	221,800
HAWKINS MARGARET M		10762 0114	02-18-1992	U	I	1	1A		1010	330,900		1010	290,300
									1010	900		1010	900
							Total	597,700	Total	513,000	Total	454,800	

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	Batch
0040				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	356,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,400
Appraised Land Value (Bldg)	435,800
Special Land Value	0
Total Appraised Parcel Value	793,500
Valuation Method	C
Total Appraised Parcel Value	793,500

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
347	12-23-2008	MS	Miscellaneous	3,519		100		54X8 PRIVACY V FENCE	05-11-2020	SJD	9		20	Field Review
379	10-23-2006	MS	Miscellaneous	2,500		100		ACCESS RAMP TO DECK	02-06-2018	JLF	0	1	00	Measure & Listed
15302	02-05-1999	AD	Addition	2,500	05-17-2000	100		DECK BTW FRNT/RR DRS	04-12-2013	VGS			20	Field Review
15239	12-09-1998	RM	Remodel	5,000		100		BSMNT TO 1 CAR GAR	02-12-2008	KP		1	00	Measure & Listed
15221	11-23-1998	NC	New Construct	4,800		100		BUILD 3 DECKS						

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	8,250 SF	30.55	1.00000	5	1.00	0040	1.820		TP95	0.9500	52.82	435,800
Total Card Land Units					0.19	AC	Parcel Total Land Area					0.19	Total Land Value			435,800

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	04	Cape Cod				Bsmt Area	1166				
Model	01	Residential				Bsmt Type	04				
Grade	05	Ave/Good				Unfin Area	0.00	Full			
Stories	1.5					CONDO DATA					
Occupancy	1					Parcel Id		C		Owne	
Exterior Wall 1	14	Wood Shingle							B		S
Exterior Wall 2						Adjust Type	Code	Description	Factor%		
Roof Structure	03	Gable				Condo Flr					
Roof Cover	03	Asphalt				Condo Unit					
Interior Wall 1	05	Drywall				COST / MARKET VALUATION					
Interior Wall 2						Net Other Adj	416,745				
Interior Floor 1	12	Hardwood				Replace Cost	17,810				
Interior Floor 2	14	Carpet				Year Built	1930				
Heat Fuel	03	Gas				Effective Year Built	2003				
Heat Type	05	Hot Water				Depreciation Code	E				
AC Type	06	Partial				Remodel Rating					
Bedrooms	3					Year Remodeled					
Full Baths	1					Depreciation %	18				
Half Baths	1					Functional Obsol					
Extra Fixtures	3					External Obsol					
Total Rooms	6					Trend Factor	1.000				
Bath Style	02	Average				Condition					
Kitchen Style	02	Average				Condition %					
Extra Kitchens	0					Percent Good	82				
Fireplaces	1					Cns Sect Rcnld	356,300				
Extra Openings	0					Dep % Ovr					
Gas Fireplaces	0					Dep Ovr Comment					
Sq Ft Fin Bsmt	0					Misc Imp Ovr					
FBM Quality						Misc Imp Ovr Comment					
Foundation	05	Conc Block				Cost to Cure Ovr					
Bsmt Garage	1					Cost to Cure Ovr Comment					
Bsmt Area	1166										

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	96	21.00	1995	A	70	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,166	1,166	1,166	226.37	263,946
BSM	Basement	0	1,166	233	45.23	52,744
DCK	Deck	0	455	46	22.89	10,413
TQS	Three Quarter Story	396	528	396	169.78	89,642
Ttl Gross Liv / Lease Area		1,562	3,315	1,841		416,745

