

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
POWERS BRYAN W			0 Water	0 Feeder	0 Average	Description	Code	Appraised	Assessed
POWERS COLLEEN C			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	639,500	639,500
406 NORTH ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	405,700	405,700	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2448 Total Acres 14.72 Chapter Lan GIS ID F_857726_2855688			Cyclical 1 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	4,500	4,500
							Total	1,049,700	1,049,700

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
POWERS BRYAN W		21921 0142	04-17-2002	U	V	1	1F	Year	Code	Assessed	Year	Code	Assessed
POWERS BRYAN W		21443 0127	01-30-2002	U	V	1	1A	2023	1010	484,200	2022	1010	442,300
									1010	420,800		1010	351,400
									1010	3,000		1010	3,000
							Total	908,000	Total	796,700	Total	686,800	

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

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	639,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	4,500
Appraised Land Value (Bldg)	405,700
Special Land Value	0
Total Appraised Parcel Value	1,049,700
Valuation Method	C
Total Appraised Parcel Value	1,049,700

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

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
EPO-23-483	10-04-2023	EL	Electric			0		20RCE KOHLER GENERATOR	06-21-2021	SJT	5		01	Measure - No Entry
BPO-21-135	04-06-2021	DM	Demolish	20,000	06-21-2021	100		Demo a 12x12 deck and replace	09-22-2020	SJT	5		20	Field Review
104	03-26-2002	NC	New Construct	171,000	02-07-2003	100		2 STY SING FAM HSE/G	04-12-2013	VGS			20	Field Review
									02-07-2003	KP		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	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	WP	Residual	0.850	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	29,800
1	1010	Single Family	WP	Undevelop	12.950	AC 2,000.00	1.00000	0	1.00	0050	1.000		1.0000	0.05	25,900
Total Card Land Units					14.72	AC	Parcel Total Land Area			14.72	Total Land Value			405,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1384	
Model	01	Residential	Bsmt Type	00	
Grade	07	Very Good	Unfin Area	0.00	N/A
Stories	2		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		677,956
Interior Floor 2			Replace Cost		24,800
Heat Fuel	02	Oil	Year Built		702,755
Heat Type	05	Hot Water	Effective Year Built		2002
AC Type	06	Partial	Depreciation Code		2012
Bedrooms	3		Remodel Rating		E
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		9
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		91
Extra Openings	0		Cns Sect Rcnld		639,500
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1384		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	2020	E	100	B	1.50	4,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,384	1,384	1,384	229.50	317,634
BSM	Basement	0	1,384	277	45.93	63,573
DCK	Deck	0	352	35	22.82	8,033
FGR	Garage	0	484	194	91.99	44,524
FUS	Finished Upper Story	1,064	1,064	1,064	229.50	244,192
Ttl Gross Liv / Lease Area		2,448	4,668	2,954		677,956

