

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
POWELL WILLIAM J JR & NANCY RA 36 POWDER PT AVE REALTY TRUST P.O. BOX 151 DUXBURY MA 02331		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION	
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	569,500	569,500		
		SUPPLEMENTAL DATA		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3694 Total Acres .52 Chapter Lan GIS ID F_881617_2843906		Cyclical Exemption W District Res Exem Assoc Pid#		RES LAND	1010	1,681,000	1,681,000		
						RESIDNTL	1010	40,500	40,500	Total		2,291,000	2,291,000

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
POWELL WILLIAM J JR & NANCY RATCH	57273	129	09-27-2022	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed
POWELL WILLIAM JOHN JR	19077	0026	11-17-2000	U	I	100	1F	2023	1010	562,300	2022	1010	506,300
POWELL WILLIAM JOHN JR	11445	0176	11-23-1992	Q	I	460,000	00		1010	1,547,600		1010	1,230,900
									1010	14,300		1010	14,300
								Total		2,124,200	Total		1,751,500
											Total		1,568,300

EXEMPTIONS			OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
		Total				0.00				Appraised Bldg. Value (Card)		569,500
										Appraised Xf (B) Value (Bldg)		0
										Appraised Ob (B) Value (Bldg)		40,500
										Appraised Land Value (Bldg)		1,681,000
										Special Land Value		0
										Total Appraised Parcel Value		2,291,000
										Valuation Method		C
										Total Appraised Parcel Value		2,291,000

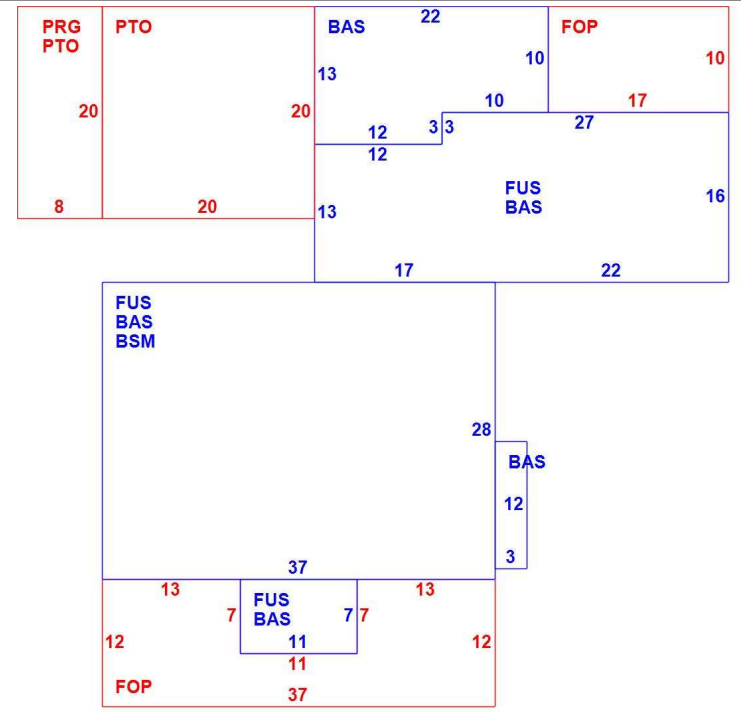
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
215	06-04-2002	RM	Remodel	3,500		100		3 NEW WINDOWS	05-16-2023	SJD	10		01	Measure - No Entry
19990361	01-01-2000	MN	Maintenance	7,000		100		REPAIR/REPLACE FRAME	04-12-2013	VGS			20	Field Review
									09-19-2008	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	22,651	SF	13.94	1.00000	5	1.00	0130	4.259	V125	1.2500	74.21	1,681,000
Total Card Land Units					0.52	AC	Parcel Total Land Area					0.52	Total Land Value			1,681,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1036	
Model	01	Residential	Bsmt Type	00	
Grade	06	Good	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	04	Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	3				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	4				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	03	Stone			
Bsmt Garage	0				
Bsmt Area	1036				

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

COST / MARKET VALUATION	
Net Other Adj	715,409
Replace Cost	33,930
Year Built	749,340
Effective Year Built	1806
Depreciation Code	1997
Remodel Rating	VG
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnd	569,500
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
BRN3	Barn - 1 St w/L	L	810	52.00	1980	A	70	C	1.00	29,500
LNT	Lean To	L	324	10.00	1980	A	70	C	1.00	2,300
GNR	GENERATOR	L	1	12400.00	2007	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,993	1,993	1,993	177.70	354,151
BSM	Basement	0	1,036	207	35.51	36,783
FOP	Open Porch	0	537	81	26.80	14,393
FUS	Finished Upper Story	1,701	1,701	1,701	177.70	302,263
PRG	Pergola	0	160	16	17.77	2,843
PTO	Patio	0	560	28	8.88	4,976
Ttl Gross Liv / Lease Area		3,694	5,987	4,026		715,409

