

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
MILLAR ALEX & KRISTIN TRUSTEES 182 POWDER POINT AVENUE TRUST 120 CHERRY STREET		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	832,100	832,100	
		SUPPLEMENTAL DATA		Alt Prcl ID		Cyclical		RES LAND		1010	1,488,800	
SAN FRANCISCO CA 94118		500481		8		RESIDNTL		1010	218,700	218,700	<b>VISION</b>	
		Scnd Home		Exemption		Total		2,539,600	2,539,600			
		Tax Class		W		Total		2,539,600	2,539,600			
		Tot Fin Area		District		Total		2,539,600	2,539,600			
		Total Acres		Res Exem		Total		2,539,600	2,539,600			
Chapter Lan		Assoc Pid#		Total		2,539,600	2,539,600					
GIS ID		F_883761_2843633		Assoc Pid#		Total		2,539,600	2,539,600			

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MILLAR ALEX & KRISTIN TRUSTEES		40365 20	09-27-2011	Q	I	100	00	Year	Code	Assessed	Year	Code	Assessed
QUIGLEY THOMAS R & LINDA C TRS		31908 0261	12-15-2005	U	I	1	1F	2023	1010	826,700	2022	1010	750,700
QUIGLEY THOMAS R		15702 0172	12-04-1997	Q	I	500,000	00		1010	1,373,700	2021	1010	711,700
									1010	156,100		1010	752,800
									1010	156,100		1010	156,100
								Total	2,356,500	Total	1,809,700	Total	1,620,600

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
			0.00					
Total			0.00					

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0130				

  

APPRAISED VALUE SUMMARY													
Appraised Bldg. Value (Card)										832,100			
Appraised Xf (B) Value (Bldg)										0			
Appraised Ob (B) Value (Bldg)										218,700			
Appraised Land Value (Bldg)										1,488,800			
Special Land Value										0			
Total Appraised Parcel Value										2,539,600			
Valuation Method										C			
Total Appraised Parcel Value										2,539,600			

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
2018-142	04-19-2018	BP	Bldg Permit	88,990	04-23-2019	100	07-12-2019	INSTALL AN 18' X 16' IN-GRD P		04-29-2019	SJT	5		01	Measure - No Entry
2017-211	06-29-2017	RM	Remodel	25,000	04-05-2018	100		IN CONJUCTION WITH PERMIT		04-05-2018	JLF	5		01	Measure - No Entry
2017-140	05-08-2017	MS	Miscellaneous	22,000	04-05-2018	100		INSTALL 2 DUCTED HEATING		04-12-2013	VGS			20	Field Review
2016-395	11-15-2016	NC	New Construct	600,000	04-05-2018	100		LIFT MAIN HOUSE, TURN 90 D		10-13-2004	KP		1	00	Measure & Listed
2016-352	10-21-2016	DM	Demolish	14,500	04-05-2018	100		DEMO NEWER SECTION OF E							
42	02-12-2003	AD	Addition	10,000	10-13-2004	100		3 SEASON ROOM, 14X23							
19990394	08-26-1999	MN	Maintenance			100		STRIPAND REROOF							

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	31,799 SF	10.52	1.00000	5	1.00	0130	4.259		V110,ES95	1.0450	46.82	1,488,800
Total Card Land Units					0.73 AC	Parcel Total Land Area					0.73	Total Land Value				1,488,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1144	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	3				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	4				
Extra Openings	2				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1516				
FBM Quality	05	Living Area			
Foundation	05	Conc Block			
Bsmt Garage	0				
Bsmt Area	1144				

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

COST / MARKET VALUATION		
Net Other Adj		841,818
Replace Cost		114,625
Year Built		1900
Effective Year Built		2008
Depreciation Code		R
Remodel Rating		
Year Remodeled		
Depreciation %		13
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		87
Cns Sect Rcnd		832,100
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
BTH	Cabana	L	120	106.00	2019	E	100	B	1.50	19,100
SPL2	Ing Pool-Good	L	648	89.00	2019	E	100	B	1.50	86,500
PHS	Pool House	L	442	143.00	2019	E	100	B	1.50	94,800
PERG	PERGOLA	L	348	35.00	2019	E	100	B	1.50	18,300

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,008	2,008	2,008	227.15	456,117
BSM	Basement	0	1,728	346	45.48	78,594
FNS	Finished 90% Story	1,296	1,440	1,296	204.44	294,386
FOP	Open Porch	0	28	4	32.45	909
PTO	Patio	0	1,045	52	11.30	11,812
Ttl Gross Liv / Lease Area		3,304	6,249	3,706		841,818

