

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>		
BOARDMAN WILLIAM & NANCY S TT WILLIAM P BOARDMAN REVOCABLE 3251 POLO DR  GULF STREAM FL 33483				0	Water	0	Private	0	Average	Description	Code		Appraised	Assessed
				0	No Sewer	0	Paved	0	Average	RESIDNTL	1090		2,751,300	2,751,300
						0	Light			RES LAND	1090		4,273,200	4,273,200
				<b>SUPPLEMENTAL DATA</b>				RESIDNTL	1090	30,100	30,100			
				Alt Prcl ID Scnd Home 500649		Cyclical Exemption W W		8						
				Tax Class T		District								
				Tot Fin Area 7154		Res Exem								
				Total Acres 2.38		Chapter Lan								
				GIS ID F_881753_2842171		Assoc Pid#								
								Total		7,054,600		7,054,600		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
BOARDMAN WILLIAM & NANCY S TT	47689	0321	11-01-2016	Q	I	3,930,000	00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed			
PETRO LEAH M	35291	0097	11-13-2007	U	I	1	1F	2023	1090	2,111,000	2022	1090	1,942,900	2021	1090	1,620,700			
PETRO ALEC H	19033	0325	11-01-2000	Q	I	2,435,000	00		1090	4,286,300		1090	3,867,400		1090	2,463,900			
WALTERS GORDAN E	LCC93	0	08-25-1998	U	I	1	1F		1090	22,800		1090	22,800		1090	22,800			
								Total		6,420,100		Total		5,833,100		Total		4,107,400	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD														
Nbhd	Nbhd Name	B	Tracing	Batch										
0090														

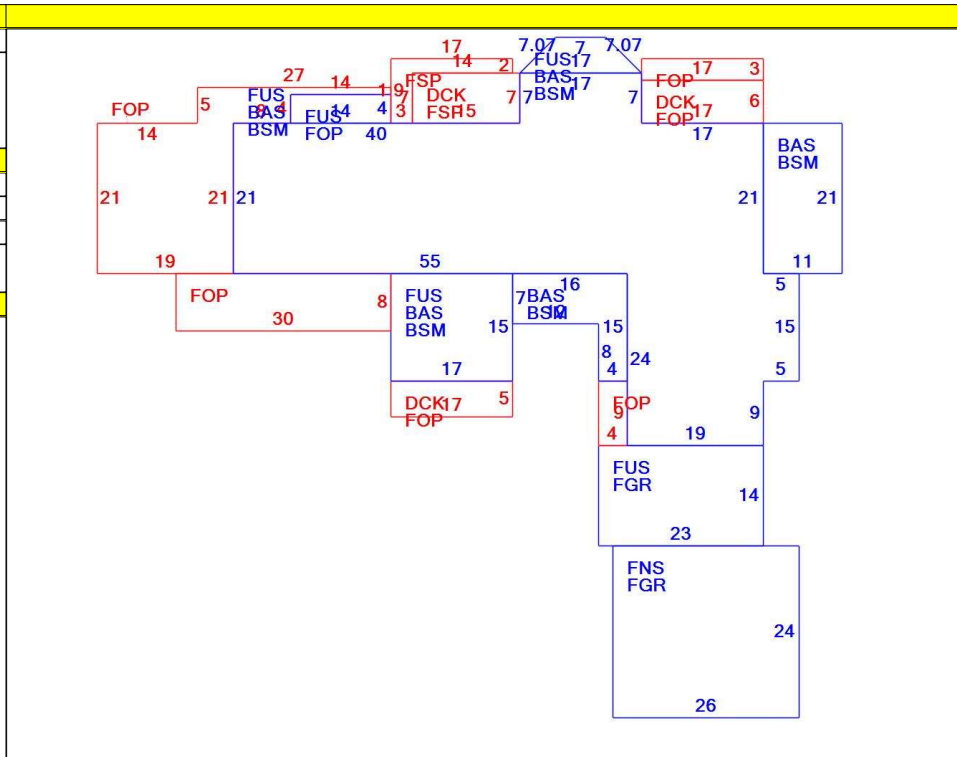
NOTES										APPRAISED VALUE SUMMARY						
										Appraised Bldg. Value (Card)						2,751,300
										Appraised Xf (B) Value (Bldg)						0
										Appraised Ob (B) Value (Bldg)						30,100
										Appraised Land Value (Bldg)						4,273,200
										Special Land Value						0
										Total Appraised Parcel Value						7,054,600
										Valuation Method						C
										Total Appraised Parcel Value						7,054,600

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	
QPO-20-92	09-02-2020	MN	Maintenance	19,200		100		Re-roof entire roof with asphalt s	04-02-2019	SJT	5		30	Quality Control	
QPO-20-91	09-02-2020	MN	Maintenance	30,000		100		Reshingle existing roof.	06-15-2017	JLF	5	1	06	Inspection Only	
2017-50	02-15-2017	AD	Addition	25,000	06-15-2017	100		ONE STORY 11 X 21'2" ADD TO	06-07-2017	SJD	9		01	Measure - No Entry	
211	05-24-2005	MN	Maintenance	5,000		100		PIER REPAIR 2X27	04-12-2013	VGS			20	Field Review	
20010122	04-12-2001	AD	Addition	286,000	03-19-2004	100		2-ND STRY/GAR/PORCH OP A	09-27-2012	KP	6		30	Quality Control	
15118	09-09-1998	NC	New Construct	54,000		100		22X24 2 STY	09-21-2005	KP		1	00	Measure & Listed	
15032	07-14-1998	DM	Demolish	5,000		100		DEM COTTAGE TO GAR							

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	1090	Multi Houses	RC	Primary	40,000	SF	8.75	1.00000	5	1.00	0090	3.661	W325	3.2500	104.12	4,164,600
1	1090	Multi Houses	WP	Residual	0.810	AC	35,000.00	1.00000	5	1.00	0090	3.661		1.0000	2.94	103,800
1	1090	Multi Houses	WP	Undevelop	0.650	AC	2,000.00	1.00000	0	1.00	0090	3.661		1.0000	0.17	4,800
Total Card Land Units					2.38	AC	Parcel Total Land Area					2.38	Total Land Value			4,273,200

**CONSTRUCTION DETAIL** **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2663	
Model	01	Residential	Bsmt Type	04	
Grade	13	Prime++	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		2,478,028
Interior Floor 2			Replace Cost		2,689,779
Heat Fuel	02	Oil	Year Built		2000
Heat Type	05	Hot Water	Effective Year Built		2012
AC Type	03	Central	Depreciation Code		E
Bedrooms	4		Remodel Rating		
Full Baths	4		Year Remodeled		
Half Baths	2		Depreciation %	9	
Extra Fixtures	4		Functional Obsol		
Total Rooms	11		External Obsol		
Bath Style	03	Modern	Trend Factor	1.000	
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good	91	
Extra Openings	2		Cns Sect Rcnd		2,447,700
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	1800		Dep Ovr Comment		
FBM Quality	05	Living Area	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	2663		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
PTO	Patio	L	500	15.00	1990	A	70	C	1.00	5,300
DCK	Dock	L	525	45.00	1990	A	70	B	1.50	24,800

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,894	2,894	2,894	329.18	952,632
BSM	Basement	0	2,894	579	65.86	190,592
DCK	Deck	0	292	29	32.69	9,546
FGR	Garage	0	946	378	131.53	124,428
FNS	Finished 90% Story	562	624	562	296.47	184,996
FOP	Open Porch	0	1,048	157	49.31	51,680
FSP	Screened Porch	0	160	32	65.84	10,534
FUS	Finished Upper Story	2,897	2,897	2,897	329.18	953,620
Ttl Gross Liv / Lease Area		6,353	11,755	7,528		2,478,028



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BOARDMAN WILLIAM & NANCY S TT WILLIAM P BOARDMAN REVOCABLE 3251 POLO DR		0	Water	0	Private	0	Average	Description	Code		Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1090		2,751,300	2,751,300
		SUPPLEMENTAL DATA		0		Light		RES LAND	1090		4,273,200	4,273,200
GULF STREAM FL 33483		Alt Prcl ID Scnd Home 500649 Tax Class T Tot Fin Area 7154 Total Acres 2.38 Chapter Lan GIS ID F_881753_2842171		Cyclical Exemption W W District Res Exem		Assoc Pid#		RESIDNTL	1090	30,100	30,100	
								Total		7,054,600	7,054,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BOARDMAN WILLIAM & NANCY S TT PETRO LEAH M PETRO ALEC H WALTERS GORDAN E		47689 0321	11-01-2016	Q	I	3,930,000	00	Year	Code	Assessed	Year	Code	Assessed
		35291 0097	11-13-2007	U	I	1	1F	2023	1090	2,111,000	2022	1090	1,942,900
		19033 0325	11-01-2000	Q	I	2,435,000	00		1090	4,286,300		1090	3,867,400
		LCC93 0	08-25-1998	U	I	1	1F		1090	22,800		1090	22,800
								Total	6,420,100	Total	5,833,100	Total	4,107,400

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) 2,751,300				
Nbhd		Nbhd Name	B	Tracing		Batch		Appraised Xf (B) Value (Bldg) 0				
0090						Appraised Ob (B) Value (Bldg) 30,100						
Total						Appraised Land Value (Bldg) 4,273,200						
Total						Special Land Value 0						
Total						Total Appraised Parcel Value 7,054,600						
Total						Valuation Method C						
Total						Total Appraised Parcel Value 7,054,600						

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

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	
2	1090	Multi Houses			0.000 AC	0.00	1.00000	0	1.00	0090	3.661		0.0000	0.00	0	
Total Card Land Units					0.00 AC	Parcel Total Land Area					2.38	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	504	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
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	10	Wood Shingle	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			331,634
Interior Floor 2			Net Other Adj		17,280
Heat Fuel	03	Gas	Replace Cost		348,914
Heat Type	05	Hot Water	Year Built		1998
AC Type	01	None	Effective Year Built		2008
Bedrooms	2		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		13
Total Rooms	4		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	0		Condition %		
Extra Openings	0		Percent Good		87
Gas Fireplaces	0		Cns Sect Rcnld		303,600
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	504		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

FUS		BAS		BSM	
24					24
					21

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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	504	504	504	292.70	147,523
BSM	Basement	0	504	101	58.66	29,563
FUS	Finished Upper Story	528	528	528	292.70	154,548
Ttl Gross Liv / Lease Area		1,032	1,536	1,133		331,634

