

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
HICKS CAROLA TT			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
CAROLA HICKS FAMILY TRUST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,477,200	1,477,200	
P.O. BOX 2518				0 Light		RES LAND	1010	527,200	527,200	
DUXBURY MA 02331		<b>SUPPLEMENTAL DATA</b>			RESIDNTL	1010	14,300	14,300		
Alt Prcl ID		Cyclical 5								
Scnd Home		Exemption								
Tax Class T		W								
Tot Fin Area 5067		District								
Total Acres .920		Res Exem								
Chapter Lan		Assoc Pid#								
GIS ID F_877310_2837933					Total		2,018,700	2,018,700		

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HICKS CAROLA TT	56069	19	11-23-2021	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
HICKS CAROLA	51643	273	09-16-2019	U	I	100	1A	2023	1010	1,122,800	2022	1010	1,027,100	2021	1010	837,000	
HICKS IRENE TT	50090	0266	07-26-2018	U	I	100	1A		1010	627,100		1010	483,500		1010	402,900	
HICKS IRENE	7310	0131	12-02-1986	Q	I	400,000	00		1010	9,600		1010	9,600		1010	9,600	
Total								1,759,500		Total		1,520,200		Total		1,249,500	

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				APPRAISED VALUE SUMMARY								
Nbhd	Nbhd Name	B	Tracing	Batch								
0080												
NOTES												
Total Appraised Parcel Value				2,018,700								

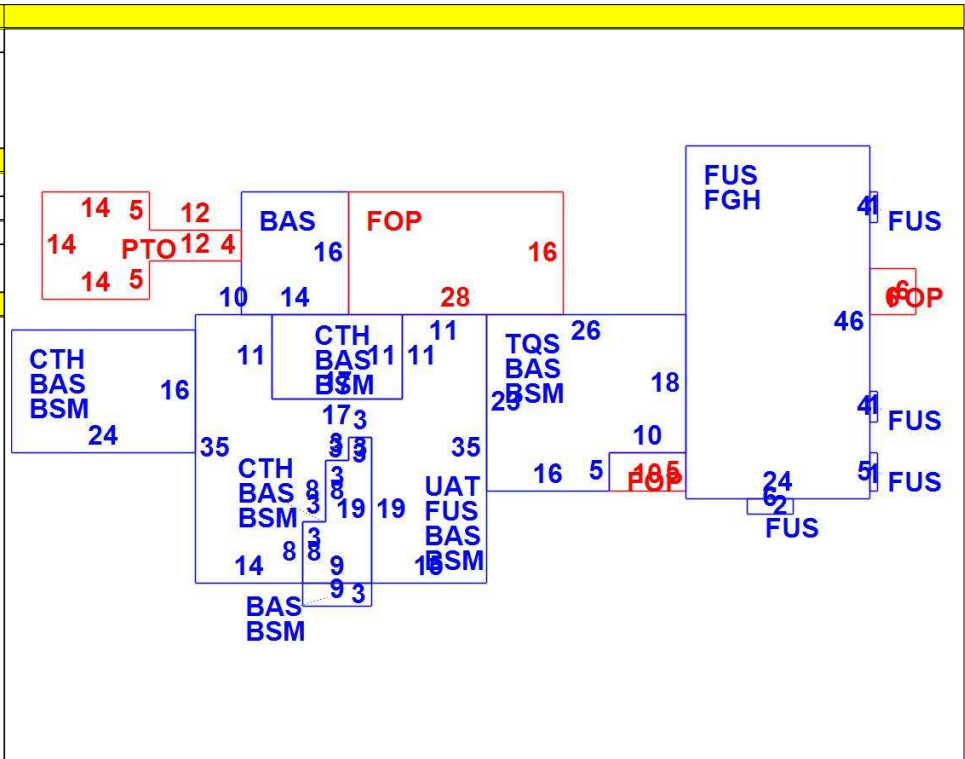
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
96	03-23-2004	AD	Addition	100,000		100		GARAGE AND 2ND LEVEL	06-04-2019	SJD	7	1	00	Measure & Listed	
11998	08-12-1991	RM	Remodel	3,000	01-01-1992	100		INSTALL RF OVER PATO	04-12-2013	VGS			20	Field Review	
									07-02-2008	BSB			07	Measure - Info @ Door	

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	PD	Primary	40,089	SF	8.75	1.00000	5	1.00	0080	1.503		1.0000	13.15	527,200
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value			527,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	2289	
Model	01	Residential	Bsmt Type	04	
Grade	11	Prime	Unfin Area	564.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	3				
Half Baths	1				
Extra Fixtures	5				
Total Rooms	13				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	1				
Fireplaces	3				
Extra Openings	1				
Gas Fireplaces	1				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	2289				

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

COST / MARKET VALUATION	
Net Other Adj	1,717,374
Replace Cost	84,150
Year Built	1,801,524
Effective Year Built	1986
Depreciation Code	2003
Remodel Rating	G
Year Remodeled	
Depreciation %	18
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	82
Cns Sect Rcnd	1,477,200
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
SHD1	Shed	L	132	21.00	1980	A	70	C	1.00	1,900
PTO	Patio	L	1,182	15.00	2000	A	70	C	1.00	12,400
SLR	Solar Panels	L	52	1050.00		A	70	B	1.50	0

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,513	2,513	2,513	268.72	675,287
BSM	Basement	0	2,289	458	53.77	123,073
CTH	Cathedral Ceiling	0	700	70	26.87	18,810
FGH	Heated Garage	0	1,104	552	134.36	148,332
FOP	Open Porch	0	534	80	40.26	21,497
FUS	Finished Upper Story	2,143	2,143	2,143	268.72	575,862
PTO	Patio	0	244	12	13.22	3,225
TQS	Three Quarter Story	411	548	411	201.54	110,443
UAT	Unfinished Attic	0	1,014	152	40.28	40,845
Ttl Gross Liv / Lease Area		5,067	11,089	6,391		1,717,374

