

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
FRAME PETER W TT			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
FRAME CECELIA F TT			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	989,100	989,100
57 WESTERN WAY				0 Light		RES LAND	1010	1,732,000	1,732,000
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID				Cyclical 8					
Scnd Home				Exemption					
Tax Class T				W					
Tot Fin Area 3381				District					
Total Acres 1.998				Res Exem					
Chapter Lan									
GIS ID F_880245_2839243				Assoc Pid#					
						Total		2,721,100	2,721,100

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
FRAME PETER W TT		50910 0062	03-18-2019	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed			
FRAME PETER W & CECELIA F		33618 0286	11-02-2006	U	I	1,125,000	1	2023	1010	745,600	2022	1010	621,200			
HARTWELL ROBERT M & MARTA		14539 0315	07-26-1996	U	I	100	1F		1010	1,515,300	2021	1010	1,031,500			
								Total		2,260,900	Total		1,652,700	Total		1,443,800

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)	989,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	1,732,000
Special Land Value	0
Total Appraised Parcel Value	2,721,100
Valuation Method	C
Total Appraised Parcel Value	2,721,100

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0090				

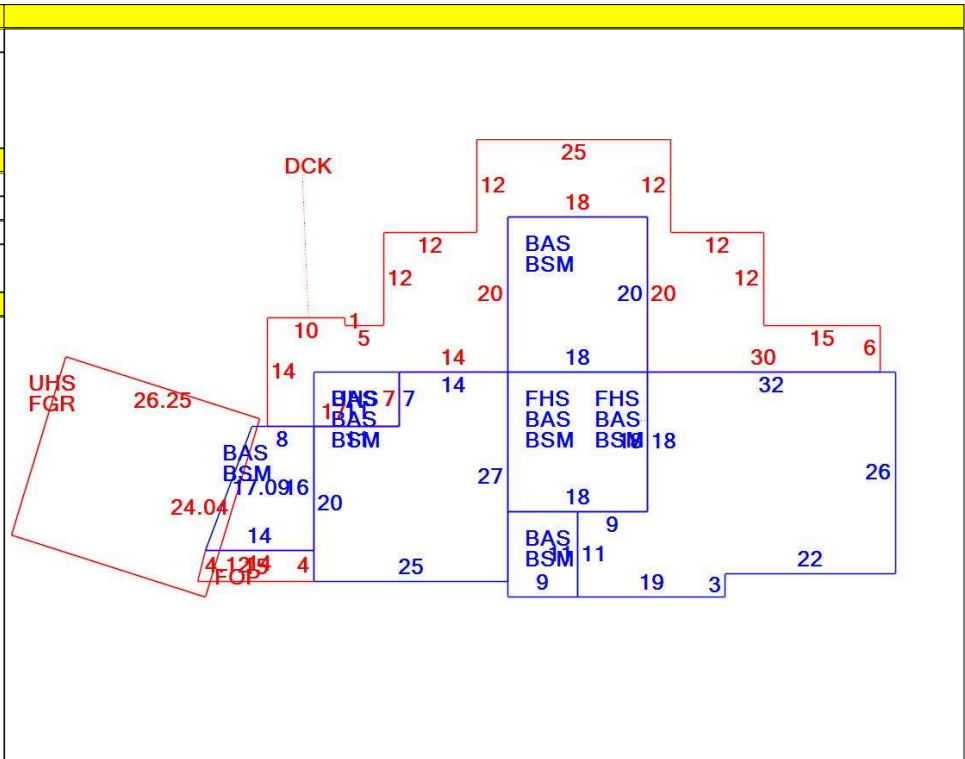
NOTES									

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
BPO-20-233	10-02-2020	MN	Maintenance	47,747		100		Replace 4 windows & 4 Doors.		04-12-2013	VGS			20	Field Review
152	05-23-2007	RM	Remodel	150,000	05-27-2008	100		7X10 ADD, REM KITCH		07-05-2008	KP		4	00	Measure & Listed
20010151	04-26-2001	MN	Maintenance	10,000		100		STRIP AND 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	40,000	SF	8.75	1.00000	5	1.00	0090	3.661			V125	1.2500	40.05	1,601,800
1	1010	Single Family	WP	Residual	1.080	AC	35,000.00	0.94074	5	1.00	0090	3.661				1.0000	2.77	130,200
Total Card Land Units					2.00	AC	Parcel Total Land Area					2.00	Total Land Value					1,732,000

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

Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	2518	
Model	01	Residential	Bsmt Type	03	
Grade	08	Excellent	Unfin Area	614.00	Partial
Stories	1.5		<b>CONDO DATA</b>		
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	11	Clapboard	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			1,095,090
Interior Floor 2			Net Other Adj		41,825
Heat Fuel	02	Oil	Replace Cost		1,136,916
Heat Type	05	Hot Water	Year Built		1984
AC Type	03	Central	Effective Year Built		2008
Bedrooms	4		Depreciation Code		E
Full Baths	3		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	3		Depreciation %		13
Total Rooms	10		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	03	Modern	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	0		Percent Good		87
Gas Fireplaces	0		Cns Sect Rcnd		989,100
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	2518		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

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,595	2,595	2,595	247.59	642,496
BSM	Basement	0	2,518	504	49.56	124,785
DCK	Deck	0	1,131	113	24.74	27,978
FGR	Garage	0	631	252	98.88	62,393
FHS	Finished Half Story	643	1,285	643	123.89	159,200
FOP	Open Porch	0	58	9	38.42	2,228
UHS	Unfinished Half Story	0	1,229	307	61.85	76,010
Ttl Gross Liv / Lease Area		3,238	9,447	4,423		1,095,090



57 WESTERN WAY

