

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
BOUCHIE ELAINE D & MICHAEL R TT ELAINE D BOUCHIE LIVING TRUST 9 ROLLING PINE DR DUXBURY MA 02332			0	Water	0	Private	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION	
			0	No Sewer	0	Paved	0	Average	RESIDNTL	0101	684,200	684,200		
			SUPPLEMENTAL DATA			0	Light	0	Average	RES LAND	0101	352,600		352,996
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2647 Total Acres 6.023 Chapter Lan GIS ID F_855878_2834383			Cyclical 2 Exemption W District Res Exem Assoc Pid#			RESIDNTL	0101	227,800	227,800	61A LAND	0717	54,300		504
Total									1,318,900	1,265,500				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BOUCHIE ELAINE D & MICHAEL R TT		49845	0089	05-25-2018	U	V	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BOUCHIE MICHAEL R		18699	0210	07-12-2000	U	I	150,200	1	2023	0101	518,100	2022	0101	473,300	2021	0101	348,700
										0101	364,000		0101	300,000		0101	250,000
										0101	139,600		0101	139,600		0101	96,200
										0717	600		0717	600		0717	500
Total									1,022,300	Total	913,500	Total	695,400				

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						APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch							
0050					Appraised Bldg. Value (Card)						684,200
					Appraised Xf (B) Value (Bldg)						0
					Appraised Ob (B) Value (Bldg)						227,800
					Appraised Land Value (Bldg)						406,900
					Special Land Value						500
					Total Appraised Parcel Value						1,318,900
					Valuation Method						C
					Total Appraised Parcel Value						1,318,900

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-20-107	08-31-2020	BP	Bldg Permit	62,250	05-12-2021	100		Install a 23x38sf inground gunite		03-24-2021	SJT	5		01	Measure - No Entry						
2014-339	11-06-2014	AD	Addition	27,200	08-09-2018	100		CONSTRUCT A POLE BARN EX		08-09-2018	JLF	5		01	Measure - No Entry						
445	10-31-2001	NC	New Construct	30,000	08-14-2003	100		30X40 BARN		01-01-2018	AO	3		99	Vacant Land						
20000310	08-09-2000	NC	New Construct	150,000	11-30-2001	100		SINGLE FAMILY DWELL		04-12-2013	VGS			20	Field Review						
										08-14-2003	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	0717	Prod Wood	RC	Residual	5.020	AC	35,000.00	0.30671	5	1.00	0050	1.000	1-1-2023 to 21-31-2032	1.0000	0.25	53,900
Total Card Land Units					5.02	AC	Parcel Total Land Area					6.02	Total Land Value			53,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd	Description	Element	Cd	Description					
Style	99	Vacant Land	Bsmt Area							
Model	00	Vacant	Bsmt Type							
Grade			Unfin Area							
Stories			CONDO DATA							
Occupancy			Parcel Id	C	Owne					
Exterior Wall 1				B	S					
Exterior Wall 2			Adjust Type	Code	Description					
Roof Structure			Condo Flr		Factor%					
Roof Cover			Condo Unit							
Interior Wall 1			COST / MARKET VALUATION							
Interior Wall 2					0					
Interior Floor 1			Net Other Adj		22,820					
Interior Floor 2			Replace Cost		0					
Heat Fuel			Year Built		0					
Heat Type			Effective Year Built		0					
AC Type			Depreciation Code							
Bedrooms			Remodel Rating							
Full Baths			Year Remodeled							
Half Baths			Depreciation %		0					
Extra Fixtures			Functional Obsol							
Total Rooms			External Obsol							
Bath Style			Trend Factor		1.000					
Kitchen Style			Condition							
Extra Kitchens			Condition %							
Fireplaces			Percent Good		94					
Extra Openings			Cns Sect Rcnld		0					
Gas Fireplaces			Dep % Ovr							
Sq Ft Fin Bsmt			Dep Ovr Comment							
FBM Quality			Misc Imp Ovr							
Foundation			Misc Imp Ovr Comment							
Bsmt Garage			Cost to Cure Ovr							
Bsmt Area			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				
Ttl Gross Liv / Lease Area		0	0	0		0				

No Sketch

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
BOUCHIE ELAINE D & MICHAEL R TT ELAINE D BOUCHIE LIVING TRUST 9 ROLLING PINE DR DUXBURY MA 02332			0	Water	0	Private	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
			0	No Sewer	0	Paved	0	Average	RESIDNTL	0101	684,200	684,200	
			SUPPLEMENTAL DATA			0	Light	0	Average	RES LAND	0101	352,600	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2647 Total Acres 6.023 Chapter Lan GIS ID F_855878_2834383			Cyclical 2 Exemption W District Res Exem Assoc Pid#			RESIDNTL	0101	227,800	227,800	61A LAND	0717	54,300	
Total										1,318,900	1,265,500		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BOUCHIE ELAINE D & MICHAEL R TT		49845	0089	05-25-2018	U	V	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BOUCHIE MICHAEL R		18699	0210	07-12-2000	U	I	150,200	1	2023	0101	518,100	2022	0101	473,300	2021	0101	348,700
										0101	364,000		0101	300,000		0101	250,000
										0101	139,600		0101	139,600		0101	96,200
										0717	600		0717	600		0717	500
Total										1,022,300	Total	913,500	Total	695,400			

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										
0050														

NOTES													APPRAISED VALUE SUMMARY			
													Appraised Bldg. Value (Card)	684,200		
													Appraised Xf (B) Value (Bldg)	0		
													Appraised Ob (B) Value (Bldg)	227,800		
													Appraised Land Value (Bldg)	406,900		
													Special Land Value	0		
													Total Appraised Parcel Value	1,318,900		
													Valuation Method	C		
													Total Appraised Parcel Value	1,318,900		

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
										05-12-2021	SJT	5		06	Inspection Only
										01-14-2021	SJT	5		20	Field Review

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	0101	Single Fam		Primary	40,000	SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000
2	0101	Single Fam		Residual	0.085	AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.81	3,000
Total Card Land Units					1.00	AC	Parcel Total Land Area					6.02	Total Land Value			353,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1360	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			741,454
Interior Floor 2			Net Other Adj		27,360
Heat Fuel	02	Oil	Replace Cost		768,814
Heat Type	05	Hot Water	Year Built		2000
AC Type	03	Central	Effective Year Built		2010
Bedrooms	4		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		11
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		89
Gas Fireplaces	0		Cns Sect Rcnld		684,200
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	1360		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
FGR5	Garage - 2 Sto	L	1,200	91.00	2002	A	70	C	1.00	76,400
FGR1	Garage - 1 Sto	L	544	52.00	2014	G	85	C	1.00	24,000
PVLN	Pavilion	L	180	233.00	2020	A	70	C	1.00	29,400
SPL1	Ing Pool - Ave	L	874	64.00	2020	G	85	A	2.00	95,100
SHD1	Shed	L	108	21.00	2021	G	85	B	1.50	2,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,360	1,360	1,360	225.98	307,338
BSM	Basement	0	1,360	272	45.20	61,468
FEP	Finished Enclosed Porch	0	192	115	135.35	25,988
FGR	Garage	0	576	230	90.24	51,976
FNS	Finished 90% Story	518	576	518	203.23	117,060
FOP	Open Porch	0	110	17	34.92	3,842
FUS	Finished Upper Story	769	769	769	225.98	173,782
Ttl Gross Liv / Lease Area		2,647	4,943	3,281		741,454

