

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
HARRINGTON ROBERT M HARRINGTON HEIDI V 176 KING PHILLIPS PTH		0	Water	0	Feeder	0	Average	Description	Code	Appraised	Assessed	
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	484,800	484,800	
		SUPPLEMENTAL DATA		0		Medium	RES LAND	1010	350,700	350,700		
DUXBURY MA 02332		Alt Prcl ID		Cyclical 4		RESIDNTL	1010	3,300	3,300	905  DUXBURY, MA  <b>VISION</b>		
		Scnd Home		Exemption								
		Tax Class T		W								
		Tot Fin Area 2260		District								
		Total Acres .92		Res Exem								
		Chapter Lan										
		GIS ID F_861802_2844630		Assoc Pid#								
						Total		838,800	838,800			

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
HARRINGTON ROBERT M		16651 0196	09-30-1998	Q	I	295,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HARRIMAN NATHAN		15690 0097	12-01-1997	Q	I	245,000	00	2023	1010	370,100	2022	1010	339,100	2021	1010	307,600
DOWLING RICHARD E JR		13472 0160	03-16-1995	U	I	1	1F		1010	364,700		1010	300,600		1010	250,500
DOWLING RICHARD E JR		10849 0202	03-26-1992	Q	I	190,000	00		1010	2,200		1010	2,200		1010	2,200
		Total						737,000		Total		641,900		Total		560,300

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

APPRAISED VALUE SUMMARY									
Appraised Bldg. Value (Card)									484,800
Appraised Xf (B) Value (Bldg)									0
Appraised Ob (B) Value (Bldg)									3,300
Appraised Land Value (Bldg)									350,700
Special Land Value									0
Total Appraised Parcel Value									838,800
Valuation Method									C
Total Appraised Parcel Value									838,800

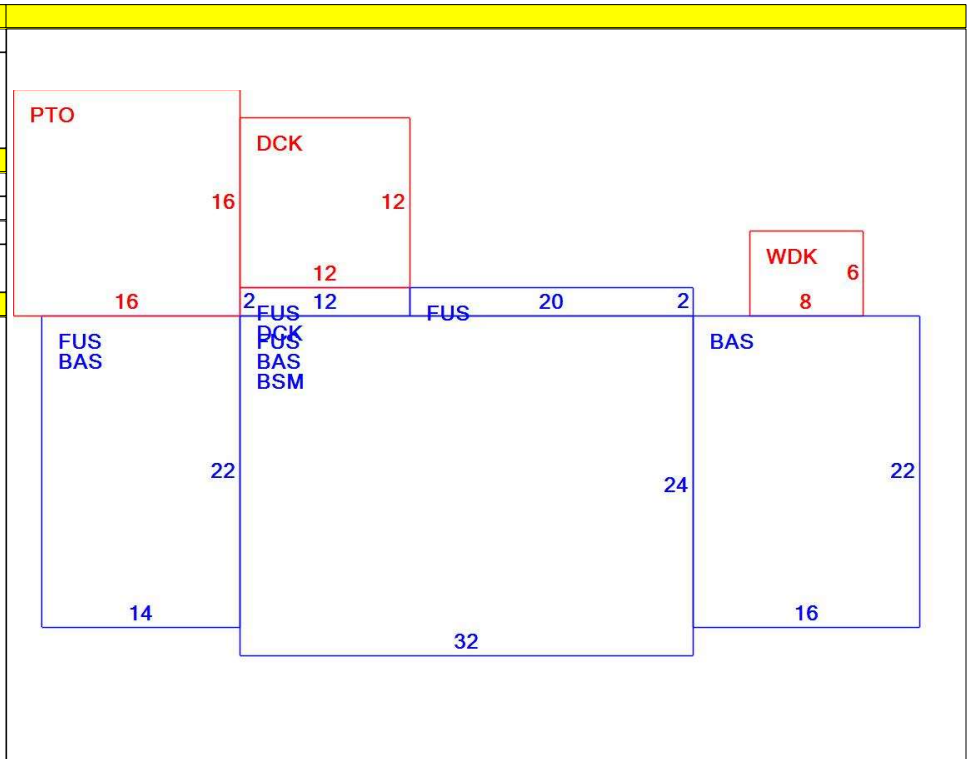
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
QPO-21-27	11-03-2021	MN	Maintenance	12,485		100	11-03-2021	ROOF	05-06-2015	JLF	5	1	00	Measure & Listed
2014-355	11-20-2014	AD	Addition	55,000	05-06-2015	100		12' X 22' 2ND STORY ADDITION	07-16-2013	BH			00	Measure & Listed
2013-0007	05-15-2013	MS	Miscellaneous	3,800	07-16-2013	100		CONSTRUCT 10X14 UTILITY B	04-12-2013	VGS			20	Field Review
									09-11-2007	BSB		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	1010	Single Family	RC	Primary	40,075 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,700
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			350,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	768	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	372				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	768				

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

COST / MARKET VALUATION			
Net Other Adj		562,550	
Replace Cost		598,509	
Year Built		1970	
Effective Year Built		2002	
Depreciation Code		VG	
Remodel Rating			
Year Remodeled			
Depreciation %		19	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		81	
Cns Sect Rcnd		484,800	
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	80	21.00	1997	A	70	C	1.00	1,200
SHD1	Shed	L	140	21.00	2013	A	70	C	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,428	1,428	1,428	204.04	291,375
BSM	Basement	0	768	154	40.92	31,423
DCK	Deck	0	168	17	20.65	3,469
FUS	Finished Upper Story	1,140	1,140	1,140	204.04	232,610
PTO	Patio	0	256	13	10.36	2,653
WDK	Deck	0	48	5	21.25	1,020
Ttl Gross Liv / Lease Area		2,568	3,808	2,757		562,550

