

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
LITCHFIELD JOHN O PO BOX 732 NORWELL MA 02061			0	Water	0	Subdivision	0	Average	Description RESIDNTL RES LAND	Code 1010 1010	Appraised 159,400 354,200	Assessed 159,400 354,200
			0	No Sewer	0	Paved	0	Average				
			SUPPLEMENTAL DATA									
			Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1008 Total Acres 1.538 Chapter Lan GIS ID F_860671_2842088		Cyclical 1 Exemption W District Res Exem Assoc Pid#							
							Total		513,600		513,600	

905
 DUXBURY, MA
VISION

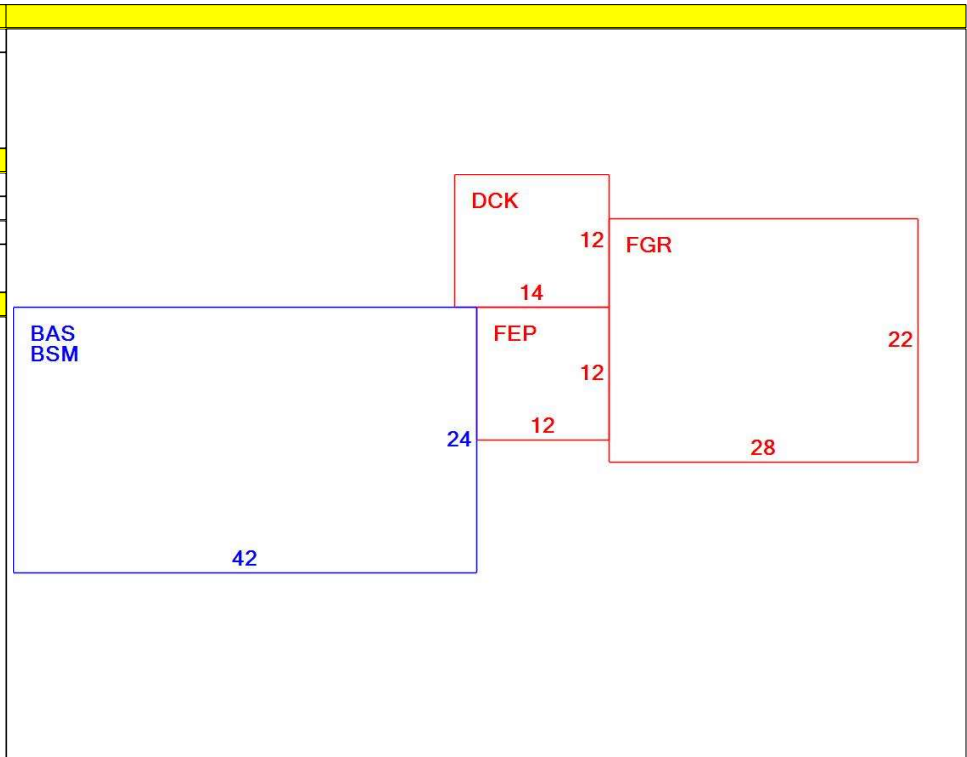
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
LITCHFIELD JOHN O ODETTE RICHARD H TT			51383	257	07-19-2019	Q	I	400,000	00	Year	Code	Assessed	Year	Code	Assessed					
			36191	0312	07-18-2008	U	I	100	1A	2023	1010 1010	171,800 368,400	2022	1010 1010	149,400 303,600	2021	1010 1010	147,900 253,000		
			Total						Total		540,200		Total		453,000		Total		400,900	

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		Appraised Bldg. Value (Card)					159,400				
0050										Appraised Xf (B) Value (Bldg)					0				
										Appraised Ob (B) Value (Bldg)					0				
										Appraised Land Value (Bldg)					354,200				
										Special Land Value					0				
										Total Appraised Parcel Value					513,600				
										Valuation Method					C				
										Total Appraised Parcel Value					513,600				

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
21	04-05-2011	MS	Miscellaneous	12,000		100		RPL 9 NEWPRO WINDOWS		03-13-2020	SJD	9	1	06	Inspection Only
14163	08-07-1996	MN	Maintenance	2,000	08-08-1997	100		STRIP & REROOF		03-10-2020	SJD	9		01	Measure - No Entry
12081	10-28-1991	AD	Addition	5,000		100		14X22 ADDN TO GARAGE		04-12-2013	VGS			20	Field Review
										03-26-2013	AO	6	6	30	Quality Control
										09-19-2007	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	40,000	SF	8.75	1.00000	5	1.00	0050	1.000		8.75	332,500
1	1010	Single Family	RC	Residual	0.621	AC	35,000.00	1.00000	5	1.00	0050	1.000		0.80	21,700
Total Card Land Units					1.54	AC	Parcel Total Land Area					1.54	Total Land Value		354,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1008	
Model	01	Residential	Bsmt Type	04	
Grade	03	Average	Unfin Area	0.00	Full
Stories	1				
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		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		216,452
Interior Floor 2	05	Vinyl	Replace Cost		8,000
Heat Fuel	03	Gas	Year Built		224,452
Heat Type	04	Forced Air-Duc	Effective Year Built		1968
AC Type	01	None	Depreciation Code		1992
Bedrooms	3		Remodel Rating		A
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		29
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		71
Extra Openings	0		Cns Sect Rcnld		159,400
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1008		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	1,008	1,008	1,008	138.84	139,951	
BSM	Basement	0	1,008	202	27.82	28,046	
DCK	Deck	0	168	17	14.05	2,360	
FEP	Finished Enclosed Porch	0	144	86	82.92	11,940	
FGR	Garage	0	616	246	55.45	34,155	
Ttl Gross Liv / Lease Area		1,008	2,944	1,559		216,452	

