

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
SOPYLA ALEXANDER T SOPYLA EILEEN M 16 TINKERTOWN LN DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	Description RESIDENTL RES LAND	Code 1010 1010	Appraised 482,600 474,100	Assessed 482,600 474,100
		0	No Sewer	0	Paved	0	Average				
		SUPPLEMENTAL DATA		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2846 Total Acres 1.018 Chapter Lan GIS ID F_868306_2832639		Cyclical Exemption W District Res Exem Assoc Pid#					
						Total		956,700	956,700	905 DUXBURY, MA VISION	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SOPYLA ALEXANDER T		11060 0044	06-19-1992	Q	I	292,000	00	Year	Code	Assessed	Year	Code	Assessed			
								2023	1010 1010	372,100 479,800	2022	1010 1010	342,200 404,800	2021	1010 1010	313,900 366,100
		Total						Total		851,900	Total		747,000	Total		680,000

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			482,600
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			0
Appraised Land Value (Bldg)			474,100
Special Land Value			0
Total Appraised Parcel Value			956,700
Valuation Method			C
Total Appraised Parcel Value			956,700

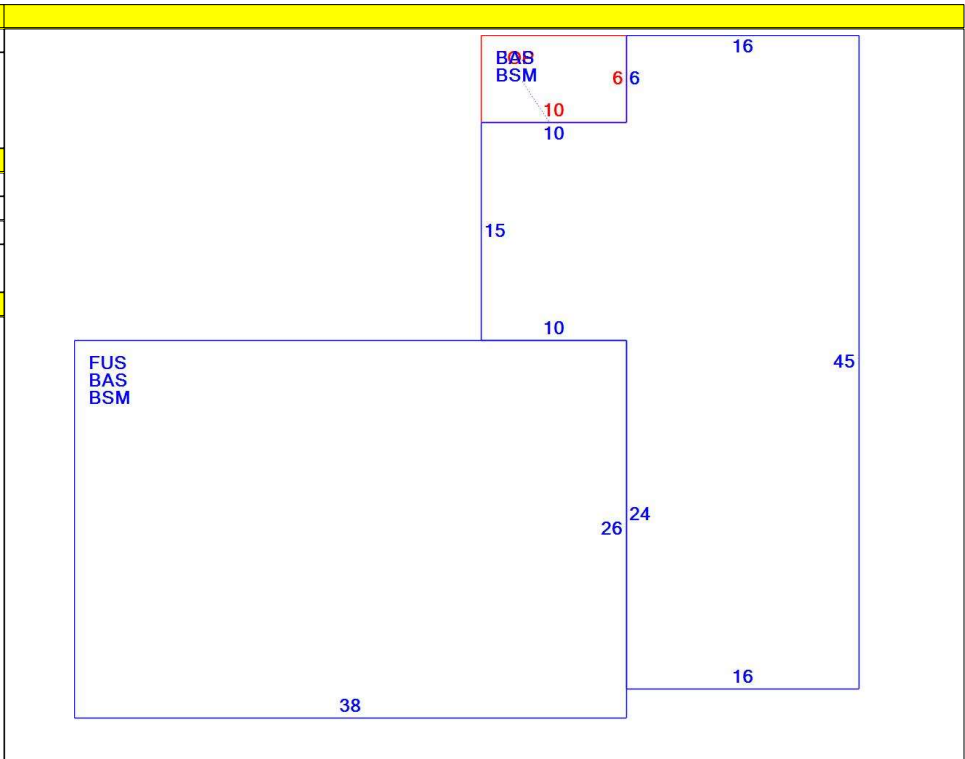
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
									11-03-2020	SJT	10		20	Field Review
									04-12-2013	VGS			20	Field Review
									10-04-2007	BSB		1	00	Measure & Listed

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	0060	1.341		1.0000	11.74	469,400
1	1010	Single Family	RC	Residual	0.100 AC	35,000.00	1.00000	5	1.00	0060	1.341		1.0000	1.08	4,700
Total Card Land Units					1.02 AC	Parcel Total Land Area					1.02	Total Land Value			474,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1858	
Model	01	Residential	Bsmt Type	00	
Grade	05	Ave/Good	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	4				
Full Baths	3				
Half Baths	1				
Extra Fixtures	0				
Total Rooms	10				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	838				
FBM Quality	04	Above Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1858				

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

COST / MARKET VALUATION	
Net Other Adj	577,749
Replace Cost	57,265
Year Built	1972
Effective Year Built	1997
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	24
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	76
Cns Sect Rcnld	482,600
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,858	1,858	1,858	179.04	332,649	
BSM	Basement	0	1,858	372	35.85	66,601	
FOP	Open Porch	0	60	9	26.86	1,611	
FUS	Finished Upper Story	988	988	988	179.04	176,888	
Ttl Gross Liv / Lease Area		2,846	4,764	3,227		577,749	

