

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
SMITS KEVIN W			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
HEALD KAREN A			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	741,000	741,000
10 BARN SWALLOW LN		SUPPLEMENTAL DATA				RES LAND	1010	544,500	544,500
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2728 Total Acres 1.268 Chapter Lan GIS ID F_870094_2845490				RESIDNTL	1010	29,000	29,000
				Cyclical Exemption W District Res Exem	5				
				Assoc Pid#					
							Total	1,314,500	1,314,500

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
SMITS KEVIN W		LCC	129003	08-22-2019	Q	I	955,000	00	Year	Code	Assessed	Year	Code	Assessed
GARBARINO JOHN C		LCC85	0	08-17-1993	Q	I	406,250	00	2023	1010	577,000	2022	1010	538,800
O NEIL JOHN F		0344	0073	06-30-1993	Q	I	406,250	00		1010	647,600		1010	499,300
										1010	15,900		1010	15,900
									Total	1,240,500	Total	1,054,000	Total	908,300

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)	741,000
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	29,000
Appraised Land Value (Bldg)	544,500
Special Land Value	0
Total Appraised Parcel Value	1,314,500
Valuation Method	C
Total Appraised Parcel Value	1,314,500

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0080			

NOTES													

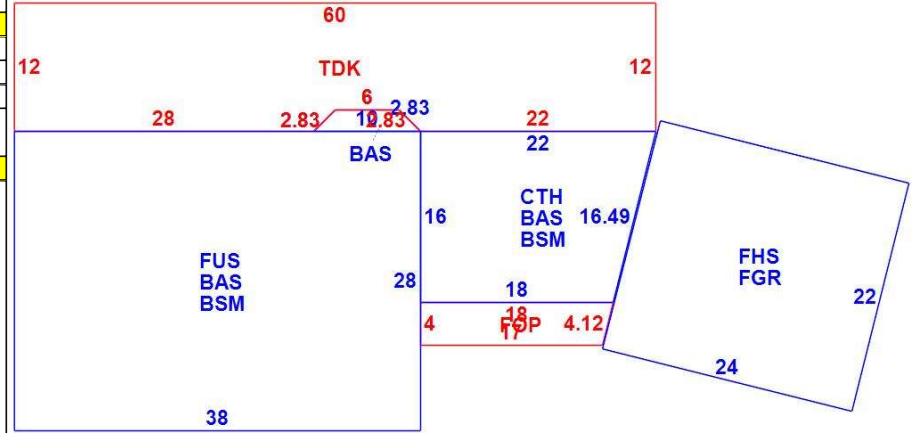
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
BPO-22-304	08-03-2022	SP	Solar Panels	35,006		0		26 SOLAR PANELS-NOT INSTA	11-21-2019	SJD	9	1	01	Measure - No Entry
17	01-31-2012	RM	Remodel	76,500	08-23-2012	100		BTHRM,KITCH,W,D,SLID	11-18-2019	SJD	9	1	06	Inspection Only
14159	08-07-1996	NC	New Construct	17,500	09-09-1997	100		18X36 ING HT V POOL	09-12-2017	SJD			20	Field Review
13021	11-16-1993	MN	Maintenance	3,000	05-30-1996	100		REP 12X60 DECK	04-12-2013	VGS			20	Field Review
									05-07-2012	KP	5		09	Total Refusal
									03-18-2008	BSB		1	08	Measure - Interior Refusal

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	PD	Primary	40,000	SF	8.75	1.00000	5	1.00	0080	1.503		1.0002	13.15	526,100
1	1010	Single Family	PD	Residual	0.350	AC	35,000.00	1.00000	5	1.00	0080	1.503		1.0000	1.21	18,400
Total Card Land Units					1.27	AC	Parcel Total Land Area					1.27	Total Land Value		544,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1384	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	2				
Half Baths	1				
Extra Fixtures	3				
Total Rooms	9				
Bath Style	03	Modern			
Kitchen Style	03	Modern			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1234				
FBM Quality	10	Very Good			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1384				

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

COST / MARKET VALUATION	
Net Other Adj	749,052
Replace Cost	102,680
Year Built	1983
Effective Year Built	2008
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	87
Cns Sect Rcnd	741,000
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
SPL1	Ing Pool - Ave	L	648	64.00	1996	A	70	C	1.00	29,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,400	1,400	1,400	225.01	315,011
BSM	Basement	0	1,384	277	45.03	62,327
CTH	Cathedral Ceiling	0	320	32	22.50	7,200
FGR	Garage	0	528	211	89.92	47,477
FHS	Finished Half Story	264	528	264	112.50	59,402
FOP	Open Porch	0	70	11	35.36	2,475
FUS	Finished Upper Story	1,064	1,064	1,064	225.01	239,409
TDK	Trex Deck	0	704	70	22.37	15,751
Ttl Gross Liv / Lease Area		2,728	5,998	3,329		749,052

