

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BERRY WILLIAM C			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
BERRY ERIN B			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	555,800	555,800	
19 SIMMONS DR				0 Medium		RES LAND	1010	429,900	429,900	
SUPPLEMENTAL DATA						RESIDNTL	1010	51,200	51,200	VISION
DUXBURY	MA	02332	Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2404 Total Acres .56 Chapter Lan		Cyclical 5 Exemption W District Res Exem					
			GIS ID F_873646_2847325		Assoc Pid#	Total 1,036,900 1,036,900				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
BERRY WILLIAM C		41550 0207	06-22-2012	Q	I	680,000	00	Year	Code	Assessed	Year	Code	Assessed		
PERRY GEORGE S & LAURIE		15384 0219	08-07-1997	Q	I	384,000	00	2023	1010	425,600	2022	1010	390,400		
									1010	460,900		1010	294,700		
									1010	31,700		1010	31,700		
								Total	918,200		Total	716,800		Total	664,000

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
			Total				0.00					
								Appraised Bldg. Value (Card) 555,800				
								Appraised Xf (B) Value (Bldg) 0				
								Appraised Ob (B) Value (Bldg) 51,200				
								Appraised Land Value (Bldg) 429,900				
								Special Land Value 0				
								Total Appraised Parcel Value 1,036,900				
								Valuation Method C				
								Total Appraised Parcel Value 1,036,900				

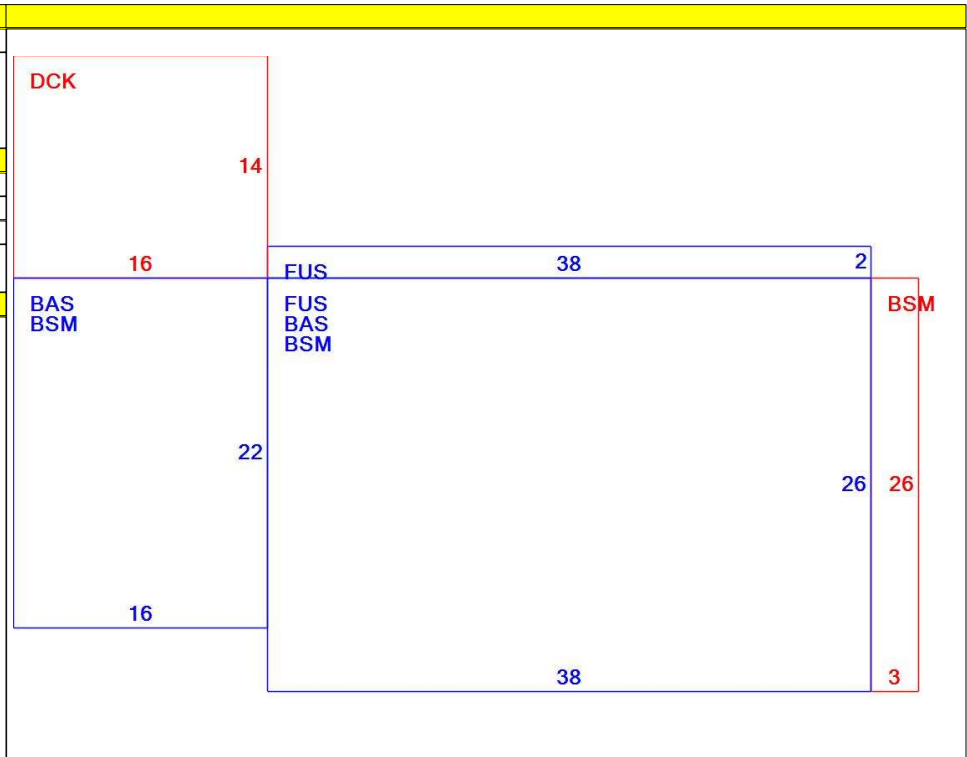
ASSESSING NEIGHBORHOOD		B		Tracing		Batch	
Nbhd	Nbhd Name						
0060							

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-21-151	04-16-2021	MN	Maintenance	78,000		100		Kitchen cabinet install.	02-20-2015	JLF	0	1	06	Inspection Only
11056	11-18-1988	NC	New Construct	15,000		100		SWIMMING POOL	04-12-2013	VGS			20	Field Review
									12-27-2007	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	R1	Primary	24,341 SF	13.17	1.00000	5	1.00	0060	1.341		1.0000	17.66	429,900
Total Card Land Units					0.56 AC	Parcel Total Land Area					0.56	Total Land Value			429,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1418	
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	10	Wood Shingle	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		630,627
Interior Floor 2	14	Carpet	Replace Cost		47,120
Heat Fuel	02	Oil	Year Built		677,748
Heat Type	05	Hot Water	Effective Year Built		1986
AC Type	01	None	Depreciation Code		2003
Bedrooms	4		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		18
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		82
Extra Openings	0		Cns Sect Rcnld		555,800
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	494		Dep Ovr Comment		
FBM Quality	05	Living Area	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1418		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
SPL2	Ing Pool-Good	L	800	89.00	1988	A	70	C	1.00	49,800
SHD1	Shed	L	96	21.00	2000	A	70	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,340	1,340	1,340	232.70	311,823
BSM	Basement	0	1,418	284	46.61	66,088
DCK	Deck	0	224	22	22.85	5,119
FUS	Finished Upper Story	1,064	1,064	1,064	232.70	247,597
Ttl Gross Liv / Lease Area		2,404	4,046	2,710		630,627



19 SIMMONS DR

