

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MERRICK SEAN D			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
MERRICK ALISSA J			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	661,000	661,000
1 ALPHEUS WAY			SUPPLEMENTAL DATA			RES LAND	1010	488,600	488,600
			Alt Prcl ID			RESIDNTL	1010	35,400	35,400
DUXBURY MA 02332			Scnd Home			Total 1,185,000 1,185,000			
			Tax Class T						
			Tot Fin Area 2520						
			Total Acres .968						
			Chapter Lan						
			GIS ID F_877722_2843408			Cyclical 5 Exemption W District Res Exem Assoc Pid#			

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MERRICK SEAN D	43080	0235	05-17-2013	Q	I	650,000	00	Year	Code	Assessed	Year	Code	Assessed				
SETTEL PETER B & KARIN E	40741	0129	12-16-2011	Q	I	650,000	00	2023	1010	494,000	2022	1010	412,600				
ROONEY JAMES R	16332	0056	06-25-1998	Q	I	450,000	00		1010	477,400		1010	402,800				
SAMANO ALBERT III	11013	0050	06-01-1992	U	V	250,000	11		1010	23,800		1010	23,800				
Total								995,200		Total		839,200		Total		807,100	

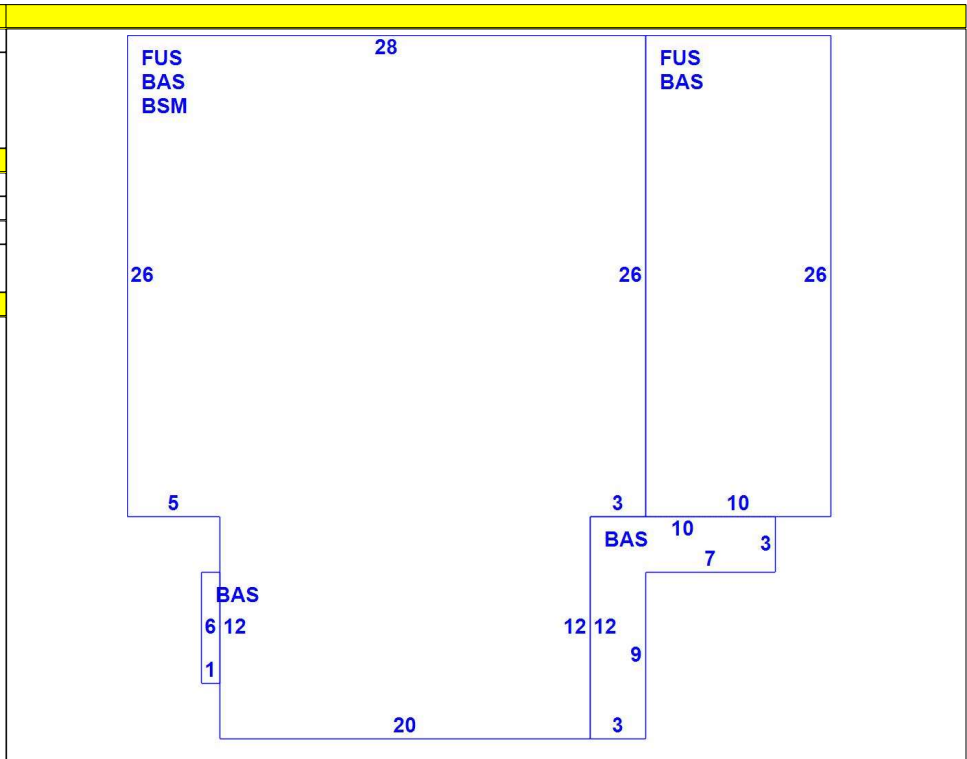
EXEMPTIONS			OTHER ASSESSMENTS						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	
Total		0.00						This signature acknowledges a visit by a Data Collector or Assessor	

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card) 661,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 35,400 Appraised Land Value (Bldg) 488,600 Special Land Value 0 Total Appraised Parcel Value 1,185,000 Valuation Method C			
0070					Total Appraised Parcel Value 1,185,000			

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
									10-22-2020	SJT	10		09	Total Refusal
									04-12-2013	VGS			20	Field Review
									07-27-1999	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	0070	1.389		1.0000	12.16	486,200	
1	1010	Single Family	RC	Residual	0.050	AC 35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.10	2,400	
Total Card Land Units					0.97	AC	Parcel Total Land Area					0.97	Total Land Value			488,600

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description		Element	Cd	Description	
Style	04	Cape Cod		Bsmt Area	968		
Model	01	Residential		Bsmt Type	04		
Grade	08	Excellent		Unfin Area	0.00	Full	
Stories	2						
Occupancy	1			CONDO DATA			
Exterior Wall 1	14	Wood Shingle		Parcel Id		C	Own
Exterior Wall 2						B	S
Roof Structure	03	Gable		Adjust Type	Code	Description	Factor%
Roof Cover	03	Asphalt		Condo Flr			
Interior Wall 1	05	Drywall		Condo Unit			
Interior Wall 2				COST / MARKET VALUATION			
Interior Floor 1	12	Hardwood					
Interior Floor 2				Net Other Adj		717,337	
Heat Fuel	03	Gas		Replace Cost		33,775	
Heat Type	05	Hot Water		Year Built		751,113	
AC Type	01	None		Effective Year Built		1987	
Bedrooms	4			Depreciation Code		2009	
Full Baths	2			Remodel Rating		E	
Half Baths	1			Year Remodeled			
Extra Fixtures	1			Depreciation %		12	
Total Rooms	7			Functional Obsol			
Bath Style	02	Average		External Obsol			
Kitchen Style	02	Average		Trend Factor		1.000	
Extra Kitchens	0			Condition			
Fireplaces	2			Condition %			
Extra Openings	0			Percent Good		88	
Gas Fireplaces	0			Cns Sect Rcnd		661,000	
Sq Ft Fin Bsmt	0			Dep % Ovr			
FBM Quality				Dep Ovr Comment			
Foundation	06	Poured Conc		Misc Imp Ovr			
Bsmt Garage	0			Misc Imp Ovr Comment			
Bsmt Area	968			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
BRN3	Barn - 1 St w/L	L	972	52.00	1985	A	70	C	1.00	35,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,291	1,291	1,291	264.41	341,350
BSM	Basement	0	968	194	52.99	51,295
FUS	Finished Upper Story	1,228	1,228	1,228	264.41	324,692
Ttl Gross Liv / Lease Area		2,519	3,487	2,713		717,337

