

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
BEAN CHRISTOPHER B BEAN PAMYL A H 155 SURPLUS ST DUXBURY MA 02332		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION	
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	2,931,400	2,931,400		
		SUPPLEMENTAL DATA		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 6937 Total Acres 4.134 Chapter Lan GIS ID F_878278_2838114		Cyclical 5 Exemption W District Res Exem Assoc Pid#		RES LAND	1010	602,900	602,900		RESIDNTL
Total										3,537,200	3,537,200		

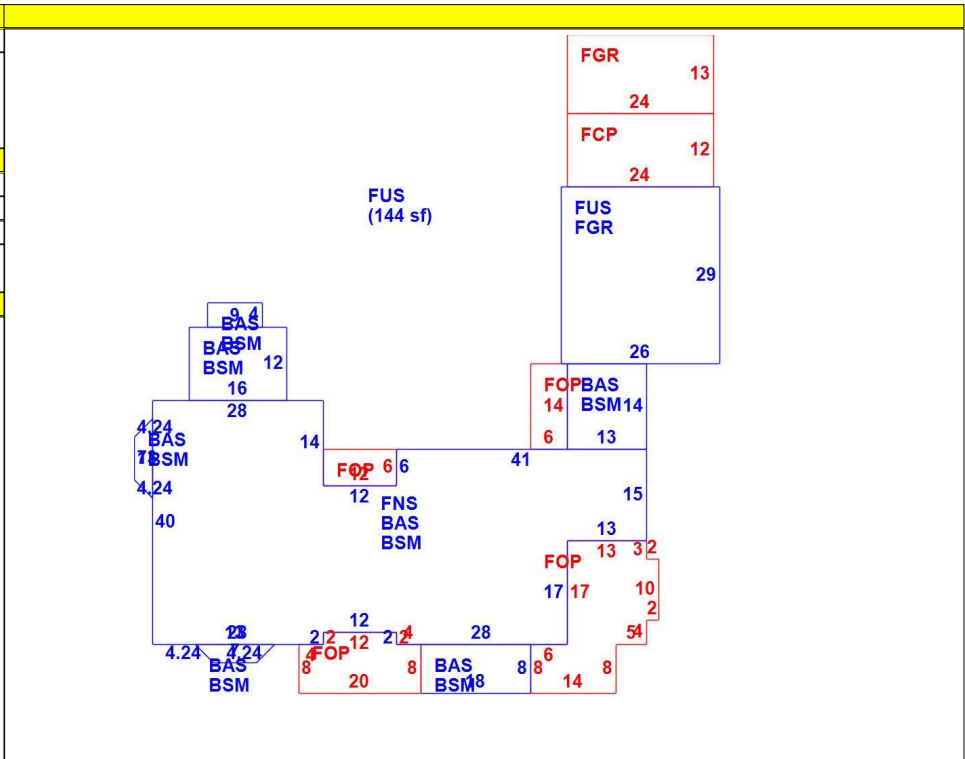
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BEAN CHRISTOPHER B		55252 259	07-01-2021	Q	I	3,750,000	00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
WASIL DEBORAH		39154 0050	10-22-2010	U	I	1	1F	2023	1010	2,257,900	2022	1010	1,765,400	2021	1010	1,164,700
GLOWACKI KIM		35675 0322	03-03-2008	Q	I	900,000	00		1010	755,200		1010	588,100		1010	490,100
COTTER RICHARD J JR ESTATE OF		19919 0291	05-30-2001	U	I	100	1		1010	1,900		1010	13,900		1010	13,900
Total										3,015,000	Total	2,367,400	Total	1,668,700		

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)						2,931,400		
0080										Appraised Xf (B) Value (Bldg)						0		
										Appraised Ob (B) Value (Bldg)						2,900		
										Appraised Land Value (Bldg)						602,900		
										Special Land Value						0		
										Total Appraised Parcel Value						3,537,200		
										Valuation Method						C		
										Total Appraised Parcel Value						3,537,200		

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-21-405	09-01-2021	BP	Bldg Permit	47,500	06-01-2022	100		FIN 642SF OVR GARAGE			06-01-2022	SJD	5		01	Measure - No Entry
161	09-02-2011	MN	Maintenance	14,500	06-28-2013	100		REPAIR BARN SECTION			08-20-2020	SJT	10		20	Field Review
160	09-02-2011	NC	New Construct	10,000	02-27-2012	100		27X9 DECK			08-19-2014	JLF			01	Measure - No Entry
37	03-01-2010	NC	New Construct	100,000	06-28-2013	100		EXISTING STALLS,DWEL			08-01-2013	BH			01	Measure - No Entry
20	02-01-2010	NC	New Construct	1,000,000	06-28-2013	100		SN FAM 5868'G'1000'P OP ISS			04-22-2013	KP	5	1	00	Measure & Listed
										04-12-2013	VGS			20	Field Review	
										06-28-2012	KP	5	8	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	0080	1.503				1.0002	13.15	526,100
1	1010	Single Family	RC	Residual	3.216	AC 35,000.00	0.45418	5	1.00	0080	1.503				1.0000	0.55	76,800
Total Card Land Units					4.13	AC	Parcel Total Land Area				4.13	Total Land Value			602,900		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	3113	
Model	01	Residential	Bsmt Type	04	Full
Grade	13	Prime++	Unfin Area		
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle			Factor%
Interior Wall 1	05	Drywall	Condo Flr		
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	COST / MARKET VALUATION		
Interior Floor 2			Net Other Adj		2,434,644
Heat Fuel	03	Gas	Replace Cost		2,641,445
Heat Type	04	Forced Air-Duc	Year Built		2011
AC Type	03	Central	Effective Year Built		2015
Bedrooms	4		Depreciation Code		E
Full Baths	4		Remodel Rating		
Half Baths	3		Year Remodeled		
Extra Fixtures	5		Depreciation %	6	
Total Rooms	11		Functional Obsol		
Bath Style	03	Modern	External Obsol		
Kitchen Style	03	Modern	Trend Factor	1.000	
Extra Kitchens	0		Condition		
Fireplaces	2		Condition %		
Extra Openings	1		Percent Good	94	
Gas Fireplaces	0		Cns Sect Rcnd		2,483,000
Sq Ft Fin Bsmt	1600		Dep % Ovr		
FBM Quality	05	Living Area	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	1		Misc Imp Ovr Comment		
Bsmt Area	3113		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
SHD1	Shed	L	196	21.00	2000	A	70	C	1.00	2,900

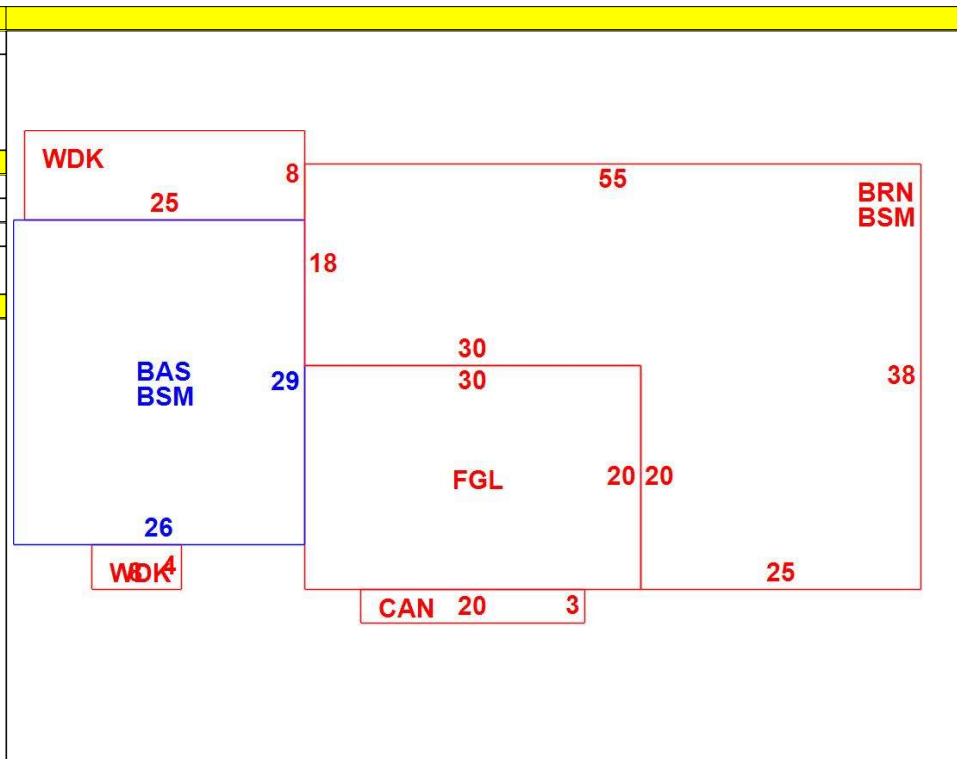
BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,113	3,113	3,113	326.54	1,016,503
BSM	Basement	0	3,113	623	65.35	203,431
FCP	Carport	0	288	43	48.75	14,041
FGR	Garage	0	1,066	426	130.49	139,104
FNS	Finished 90% Story	2,249	2,499	2,249	293.87	734,377
FOP	Open Porch	0	693	104	49.00	33,960
FUS	Finished Upper Story	898	898	898	326.54	293,228
Ttl Gross Liv / Lease Area		6,260	11,670	7,456		2,434,644



06/01/2022

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		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010			2,931,400	2,931,400			
		SUPPLEMENTAL DATA		RES LAND		1010	602,900	602,900	RESIDNTL			1010	2,900	2,900		
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 6937 Total Acres 4.134 Chapter Lan GIS ID F_878278_2838114		Cyclical Exemption W District Res Exem		5		Total		3,537,200		3,537,200						
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GLOWACKI KIM		35675 0322	03-03-2008	Q	I	900,000	00		1010	755,200		1010	588,100			
COTTER RICHARD J JR ESTATE OF		19919 0291	05-30-2001	U	I	100	1		1010	1,900		1010	13,900			
Total								Total		3,015,000		Total 2,367,400				
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																
Nbhd		Nbhd Name		B		Tracing		Batch								
0080																
NOTES																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	VISIT / CHANGE HISTORY							
									Date	Id	Type	Is	Cd	Purpose/Result		
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	
2	1010	Single Family			0.000 AC	0.00	1.00000	0	1.00	0080	1.503		0.0000	0.00	0	
Total Card Land Units					0.00 AC	Parcel Total Land Area					4.13	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	783	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area		Full
Stories	1				
Occupancy	1		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	02	Shed	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			494,845
Interior Floor 2			Net Other Adj		51,983
Heat Fuel	03	Gas	Replace Cost		546,827
Heat Type	04	Forced Air-Duc	Year Built		1900
AC Type	03	Central	Effective Year Built		2003
Bedrooms	1		Depreciation Code		E
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		2011
Extra Fixtures	5		Depreciation %		18
Total Rooms	3		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		82
Gas Fireplaces	0		Cns Sect Rcnd		448,400
Sq Ft Fin Bsmt	754		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	783		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	754	754	754	240.92	181,652	
BRN	Barn	0	1,490	522	84.40	125,759	
BSM	Basement	0	2,244	449	48.20	108,172	
CAN	Canopy	0	60	6	24.09	1,446	
FGL	Garage 1 Sty w/Loft	0	600	300	120.46	72,275	
WDK	Deck	0	232	23	23.88	5,541	
Ttl Gross Liv / Lease Area		754	5,380	2,054		494,845	

