

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
SHERWOOD CHRISTOPHER B SHERWOOD STACEY 40 AMOS SAMPSON LN DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	Description	Code	Appraised	Assessed
		0	Septic	0	Paved	0	Good	RESIDNTL	1010	1,027,400	1,027,400
		SUPPLEMENTAL DATA		0	Light			RES LAND	1010	526,600	526,600
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4790 Total Acres .928 Chapter Lan GIS ID F_877991_2837023		Cyclical 9 Exemption W District Res Exem Assoc Pid#				RESIDNTL	1010	72,500	72,500
						Total				1,626,500	1,626,500

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SHERWOOD CHRISTOPHER B		42041 0215	10-02-2012	Q	I	897,000	00	Year	Code	Assessed	Year	Code	Assessed
HEBERT MARK P TT		22275 0281	06-18-2002	Q	I	1,020,000	00	2023	1010	787,200	2022	1010	928,600
SAITTA PAUL		20069 0077	06-25-2001	Q	I	900,000	00		1010	626,300		1010	482,900
BARRINGTON MARK		12110 0342	08-11-1993	Q	I	485,000	00		1010	47,800		1010	47,800
ROUNTREE ROBERT J		LCC 74 0	01-24-1992	Q	I	145,000	00	Total		1,461,300	Total		1,459,300
								Total			Total		1,245,900

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				
Nbhd	Nbhd Name	B	Tracing	Batch
0080				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,027,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	72,500
Appraised Land Value (Bldg)	526,600
Special Land Value	0
Total Appraised Parcel Value	1,626,500
Valuation Method	C
Total Appraised Parcel Value	1,626,500

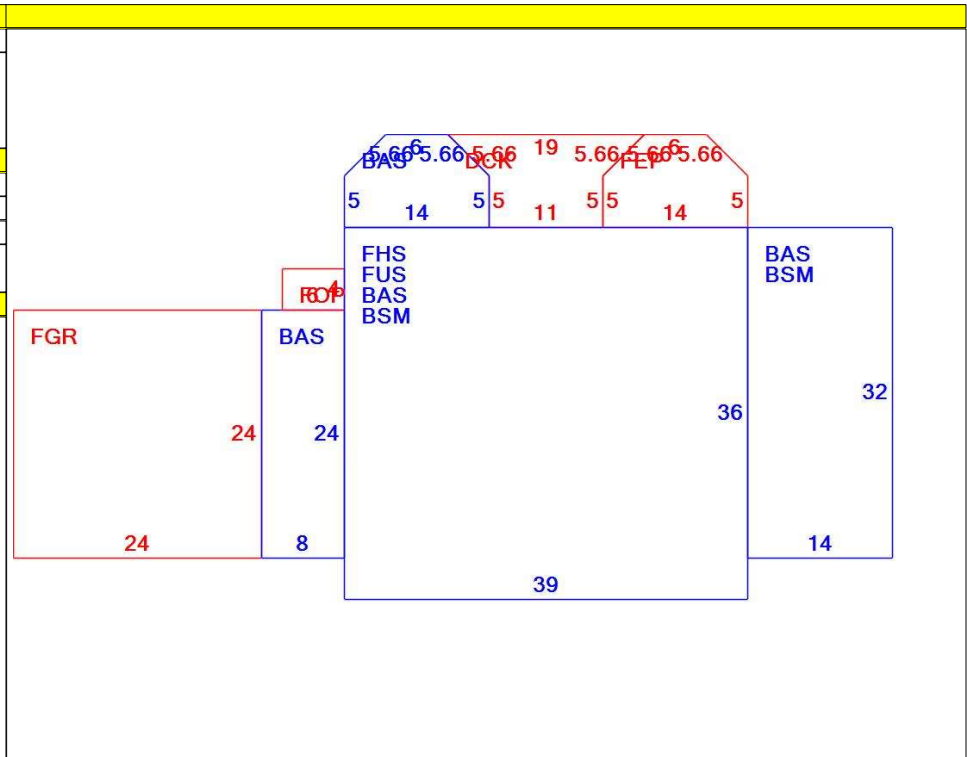
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
BPO-20-228	10-06-2020	RM	Remodel	40,000		100	01-13-2021	Remodel/Refurb master Bathroo	07-30-2018	JLF	5		01	Measure - No Entry
2018-53	04-10-2018	MN	Maintenance	12,000	07-30-2018	100		REPLACE WOOD SIDING	04-12-2013	VGS			20	Field Review
2017-405	11-29-2017	NC	New Construct	11,800	07-30-2018	100		CONSTRUCT A 6' X 36' FARME	02-21-2013	KP	0	1	00	Measure & Listed
2015-168	06-15-2015	NC	New Construct	19,000	07-30-2018	100		CONSTRUCT A 16 X 14 CABAN	03-20-2012	KP		1	00	Measure & Listed
2014-375	12-08-2014	MS	Miscellaneous	38,000	07-30-2018	100		INSTALLATION OF A 20 X 40 IN						
124	10-12-2007	MS	Miscellaneous	34,000		100		37 RPL WINDOWS						
487	10-08-2004	MN	Maintenance	21,435		100		RE ROOF						

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	526,100
1	1010	Single Family	RC	Residual	0.010 AC	35,000.00	1.00000	5	1.00	0080	1.503			1.0000	500
Total Card Land Units					0.93 AC	Parcel Total Land Area					0.93	Total Land Value			526,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1852	
Model	01	Residential	Bsmt Type	04	
Grade	08	Excellent	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plaster			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	4				
Full Baths	3				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	2				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	1000				
FBM Quality	05	Living Area			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1852				

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

COST / MARKET VALUATION			
Net Other Adj		1,123,009	
Replace Cost		85,750	
Year Built		1,208,758	
Effective Year Built		1992	
Depreciation Code		2006	
Remodel Rating		G	
Year Remodeled			
Depreciation %		15	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		85	
Cns Sect Rcnd		1,027,400	
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
SHD1	Shed	L	120	21.00	2002	A	70	C	1.00	1,800
SPL1	Ing Pool - Ave	L	800	64.00	2014	G	85	C	1.00	43,500
PHS	Pool House	L	224	143.00	2015	G	85	C	1.00	27,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,154	2,154	2,154	227.24	489,470
BSM	Basement	0	1,852	370	45.40	84,078
DCK	Deck	0	115	12	23.71	2,727
FEP	Finished Enclosed Porch	0	110	66	136.34	14,998
FGR	Garage	0	576	230	90.74	52,265
FHS	Finished Half Story	702	1,404	702	113.62	159,521
FOP	Open Porch	0	24	4	37.87	909
FUS	Finished Upper Story	1,404	1,404	1,404	227.24	319,041
Ttl Gross Liv / Lease Area		4,260	7,639	4,942		1,123,009

