

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
PETERSON BRIAN ANDREW			0 Water	0 Dead End	0 Average	Description	Code	Appraised	Assessed
PETERSON MARY WATERS FREW			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	1,134,400	1,134,400
15 FOLLEN ST APT 1				0 Light		RES LAND	1010	1,384,200	1,384,200
<b>SUPPLEMENTAL DATA</b>									
BOSTON MA 02116		Alt Prcl ID Scnd Home 500778 Tax Class T Tot Fin Area 3791 Total Acres .25 Chapter Lan		Cyclical 9 Exemption W District Res Exem					
		GIS ID F_880963_2836327		Assoc Pid#		Total 2,518,600 2,518,600			

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
PETERSON BRIAN ANDREW		LCC 131407	01-14-2021	Q	I	1,975,000	00	Year	Code	Assessed	Year	Code	Assessed
LAWSON IAN R		LCC 118090	10-02-2012	Q	I	1,437,500	00	2023	1010	878,300	2022	1010	805,700
SHERWOOD CHRISTOPHER B & STACE		LCC 109406	07-31-2006	U	I	1,100,000	1		1010	1,201,500		1010	727,100
WALTERS DUNCAN		LCC 83293	07-17-1992	Q	I	310,000	00	Total		2,079,800	Total		1,532,800
								Total		1,330,300	Total		1,330,300

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) 1,134,400  
 Appraised Xf (B) Value (Bldg) 0  
 Appraised Ob (B) Value (Bldg) 0  
 Appraised Land Value (Bldg) 1,384,200  
 Special Land Value 0  
 Total Appraised Parcel Value 2,518,600  
 Valuation Method C  
 Total Appraised Parcel Value 2,518,600

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0090			

NOTES									
ORIGINAL PROPERTY BUILT IN 1901 FULL RENOVATION IN 2007									

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
QPO-21-16	07-21-2021	MN	Maintenance	16,400		100	07-21-2021	STRIP & REROOF	06-09-2021	SJD	9		01	Measure - No Entry
2014-250	08-25-2014	NC	New Construct	23,300	07-31-2018	100		CONSTRUCT A 8 X 33' SECON	07-31-2018	JLF	5		01	Measure - No Entry
2014-33	02-03-2014	RM	Remodel	9,910		100		CONSTRUCT A NEW FOUNDAT	04-12-2013	VGS			20	Field Review
45	05-20-2008	MN	Maintenance	11,800		100		WOOD SIDING	03-08-2012	KP	1	00		Measure & Listed
338	09-25-2006	RM	Remodel	20,000		100		KITCHEN						
19990228	05-21-1999	RM	Remodel	10,000		100		PIER FTNGS/WINDOWS						
14172	08-13-1996	AD	Addition	150,000	05-27-1998	100		18X27/37X14/8X8 2STY						

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	10,890 SF	24.80	1.00000	5	1.00	0090	3.661		L140	1.4000	127.11	1,384,200
Total Card Land Units					0.25 AC	Parcel Total Land Area					0.25	Total Land Value				1,384,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1882	
Model	01	Residential	Bsmt Type	00	N/A
Grade	10	Custom +	Unfin Area	0.00	N/A
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	04	Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas	Net Other Adj		1,186,522
Heat Type	04	Forced Air-Duc	Replace Cost		88,048
AC Type	03	Central	Year Built		1,274,569
Bedrooms	4		Effective Year Built		2007
Full Baths	2		Depreciation Code		2010
Half Baths	1		Remodel Rating		A
Extra Fixtures	3		Year Remodeled		
Total Rooms	8		Depreciation %		11
Bath Style	02	Average	Functional Obsol		
Kitchen Style	03	Modern	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	2		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		89
Sq Ft Fin Bsmt	850		Cns Sect Rcnd		1,134,400
FBM Quality			Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage	1		Misc Imp Ovr		
Bsmt Area	1882		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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,166	2,166	2,166	280.50	607,566
BSM	Basement	0	1,881	376	56.07	105,469
DCK	Deck	0	231	23	27.93	6,452
FOP	Open Porch	0	224	34	42.58	9,537
FUS	Finished Upper Story	1,604	1,604	1,604	280.50	449,924
PTO	Patio	0	543	27	13.95	7,574
Ttl Gross Liv / Lease Area		3,770	6,649	4,230		1,186,522

