

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
BARRETT MARGARET LAWSON		0	Water	0	Private	0	Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
22 PINE RIDGE LN		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	467,100	467,100	
DUXBURY MA 02332		SUPPLEMENTAL DATA					RES LAND	1010	433,200	433,200	2,700	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1638 Total Acres .49 Chapter Lan GIS ID F_875632_2833307		Cyclical 7 Exemption W District Res Exem Assoc Pid#					RESIDNTL	1010	2,700	2,700		
									Total	903,000	903,000	VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
BARRETT MARGARET LAWSON		LCC 131023	10-30-2020	Q	I	699,000	00	Year	Code	Assessed	Year	Code	Assessed	
THOMAS SALLYANN RACHEL		LCC 123385	05-12-2016	Q	I	535,000	00	2023	1010	347,800	2022	1010	289,500	
SHERMAN CHRISTOPHER G & ERIN E P		LCC 116325	07-26-2011	Q	I	290,000	00		1010	422,900		1010	363,200	
PHILLIPS CHRIS		LCC 115859	03-29-2011	U	I	245,500	1		1010	1,800		1010	1,800	
									Total	772,500	Total	654,500	Total	546,300

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					
0070									
NOTES				Appraised Bldg. Value (Card) 467,100					
				Appraised Xf (B) Value (Bldg) 0					
				Appraised Ob (B) Value (Bldg) 2,700					
				Appraised Land Value (Bldg) 433,200					
				Special Land Value 0					
				Total Appraised Parcel Value 903,000					
				Valuation Method C					
				Total Appraised Parcel Value 903,000					

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
2016-23	02-18-2016	MN	Maintenance	3,500		100		REMOVE & REPLACE BASEME	05-17-2021	SJD	9		01	Measure - No Entry
									12-14-2016	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									09-13-2008	BSB			01	Measure - No Entry

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	21,344 SF	14.61	1.00000	5	1.00	0070	1.389		1.0000	20.30	433,200	
Total Card Land Units					0.49	AC	Parcel Total Land Area					0.49	Total Land Value			433,200

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	04	Cape Cod				Bsmt Area	936				
Model	01	Residential				Bsmt Type	04				
Grade	06	Good				Unfin Area	0.00	Full			
Stories	1.75					CONDO DATA					
Occupancy	1					Parcel Id		C		Own	
Exterior Wall 1	14	Wood Shingle							B		S
Exterior Wall 2						Adjust Type	Code	Description	Factor%		
Roof Structure	03	Gable				Condo Flr					
Roof Cover	03	Asphalt				Condo Unit					
Interior Wall 1	05	Drywall				COST / MARKET VALUATION					
Interior Wall 2											
Interior Floor 1	12	Hardwood						537,254			
Interior Floor 2						Net Other Adj		18,850			
Heat Fuel	02	Oil				Replace Cost		556,104			
Heat Type	04	Forced Air-Duc				Year Built		1948			
AC Type	03	Central				Effective Year Built		2005			
Bedrooms	3					Depreciation Code		E			
Full Baths	2					Remodel Rating					
Half Baths	0					Year Remodeled					
Extra Fixtures	0					Depreciation %		16			
Total Rooms	6					Functional Obsol					
Bath Style	03	Modern				External Obsol					
Kitchen Style	03	Modern				Trend Factor		1.000			
Extra Kitchens	0					Condition					
Fireplaces	1					Condition %					
Extra Openings	0					Percent Good		84			
Gas Fireplaces	0					Cns Sect Rcnld		467,100			
Sq Ft Fin Bsmt	0					Dep % Ovr					
FBM Quality						Dep Ovr Comment					
Foundation	05	Conc Block				Misc Imp Ovr					
Bsmt Garage	0					Misc Imp Ovr Comment					
Bsmt Area	936					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	60	21.00	1980	A	70	C	1.00	900	
PTO	Patio	L	168	15.00	2010	A	70	C	1.00	1,800	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
BAS	First Floor	936	936	936	252.00	235,868					
BSM	Basement	0	936	187	50.35	47,123					
FEP	Finished Enclosed Porch	0	324	194	150.89	48,887					
SHD	Attached Shed	0	324	113	87.89	28,475					
TQS	Three Quarter Story	702	936	702	189.00	176,901					
Ttl Gross Liv / Lease Area		1,638	3,456	2,132		537,254					

<p>FEP SHD</p> <p style="text-align: right;">9</p>	<p style="text-align: center;">36</p> <p>TQS BAS BSM</p> <p style="text-align: right;">26</p> <p style="text-align: center;">36</p>
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