

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
RHINESMITH CHRISTOPHER L			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
RHINESMITH SARAH S			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	1,372,500	1,372,500	
16 HORNBEAM RD				0 Light		RES LAND	1010	1,305,700	1,305,700	
SUPPLEMENTAL DATA										
DUXBURY MA 02332		Alt Prcl ID	Cyclical 9							
		Scnd Home	Exemption							
		Tax Class T	W							
		Tot Fin Area 4566	District							
		Total Acres 1.108	Res Exem							
		Chapter Lan								
		GIS ID F_878616_2834057	Assoc Pid#							
							Total	2,830,200	2,830,200	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RHINESMITH CHRISTOPHER L		LCC 117576	06-13-2012	Q	I	1,415,000	00	Year	Code	Assessed	Year	Code	Assessed
HOGAN ARTHUR R III & FOLEY-HOGAN		LCC 93683	07-09-1998	Q	I	900,000	00	2023	1010	1,049,200	2022	1010	961,800
AS REALTY TRUST		LCC 89329	03-18-1996	U	I	100	1F		1010	1,139,000		1010	775,000
SHAW JOHN C		LCC 88159	06-22-1995	Q	I	665,000	00		1010	115,900		1010	115,900
CLACK SUE B TRUSTEE		LCC 86165	04-08-1994	U	I	1	1F						
							Total	2,304,100	Total	1,852,700	Total	1,568,200	

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
0090				

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)	1,372,500		
Appraised Xf (B) Value (Bldg)	0		
Appraised Ob (B) Value (Bldg)	152,000		
Appraised Land Value (Bldg)	1,305,700		
Special Land Value	0		
Total Appraised Parcel Value	2,830,200		
Valuation Method	C		
Total Appraised Parcel Value	2,830,200		

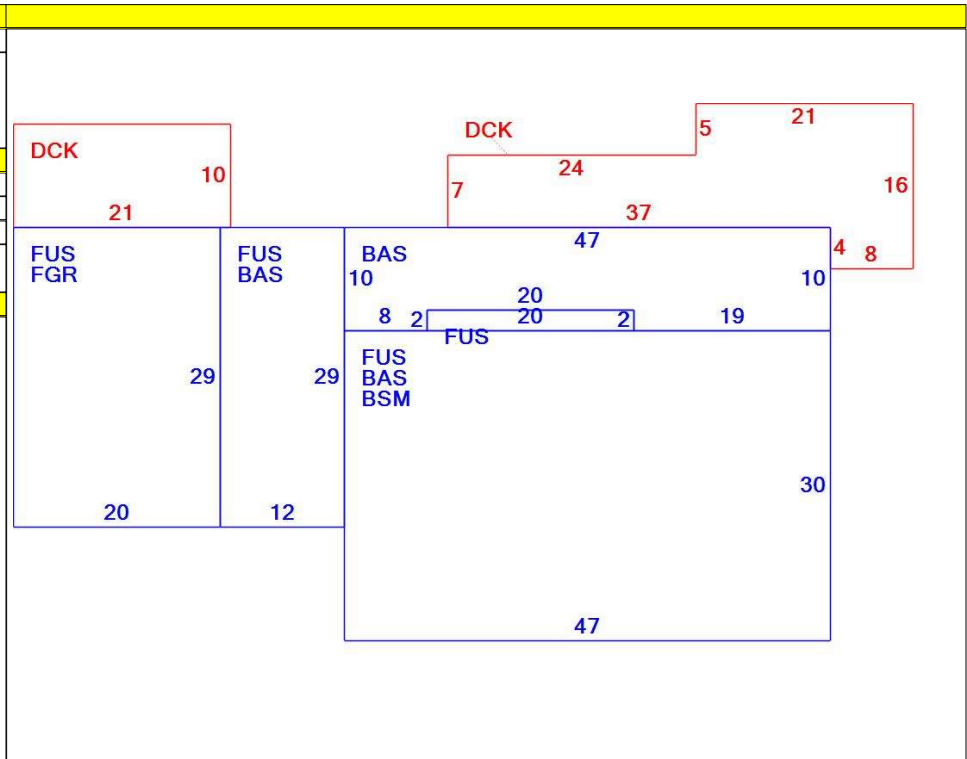
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
2018-318	08-17-2018	RM	Remodel	20,000		100	09-14-2018	REMODEL 6; X 12; BATHROOM		06-24-2020	SJT	5		20	Field Review
36	04-26-2011	MN	Maintenance	9,000		100		RE-ROOF		04-12-2013	VGS			20	Field Review
19990199	05-14-1999	NC	New Construct	7,200		100		12X24 PL HS/DEM OLD		08-26-2011	KP		1	00	Measure & Listed
14455	04-25-1997	NC	New Construct	3,500	07-09-1997	100		10X20 DECK W LANDING							
14058	05-31-1996	NC	New Construct	18,000	07-09-1997	100		60X120 TENNIS COURT							
13998	04-16-1996	NC	New Construct	2,000	07-09-1997	100		6X8 POOL SHED PERGOL							
13890	11-09-1995	NC	New Construct	2,000	05-20-1996	100		8'X19' EXT TO DECK							

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	0090	3.661			1.0000	32.04	1,281,400
1	1010	Single Family	RC	Residual	0.190 AC	35,000.00	1.00000	5	1.00	0090	3.661			1.0000	2.94	24,300
Total Card Land Units					1.11	AC	Parcel Total Land Area					1.11	Total Land Value			1,305,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1410	
Model	01	Residential	Bsmt Type	04	
Grade	11	Prime	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	4				
Full Baths	3				
Half Baths	2				
Extra Fixtures	4				
Total Rooms	9				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	3				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	575				
FBM Quality	05	Living Area			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	1410				

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

COST / MARKET VALUATION	
Net Other Adj	1,493,628
Replace Cost	102,319
Year Built	1965
Effective Year Built	2007
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	14
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	86
Cns Sect Rcnd	1,372,500
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
SPL2	Ing Pool-Good	L	648	89.00	1995	A	70	C	1.00	40,400
SHD1	Shed	L	48	21.00	1996	A	70	C	1.00	700
TEN	Tennis Court	L	1	48500.00	1996	A	70	C	1.00	34,000
PTO	Patio	L	168	15.00	1995	A	70	C	1.00	1,800
PHS	Pool House	L	500	143.00	1999	A	70	B	1.50	75,100

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,188	2,188	2,188	290.25	635,067
BSM	Basement	0	1,410	282	58.05	81,851
DCK	Deck	0	662	66	28.94	19,157
FGR	Garage	0	580	232	116.10	67,338
FUS	Finished Upper Story	2,378	2,378	2,378	290.25	690,215
Ttl Gross Liv / Lease Area		4,566	7,218	5,146		1,493,628



16 HORNBEAM RD

