

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CAPILLI JOSEPH JR			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
DOYLE MELISSA			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	484,600	484,600	
744 WEST ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	351,600	351,600		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1699 Total Acres .965 Chapter Lan GIS ID F_867088_2848830			Cyclical 3 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	18,600	18,600	<b>VISION</b>
						Total		854,800	854,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CAPILLI JOSEPH JR		29162 0323	09-30-2004	Q	I	505,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
KEEFE JOAN C		18614 0072	06-16-2000	Q	I	349,000	00	2023	1010	390,600	2022	1010	331,600	2021	1010	298,400
KOULOPOULOS NICHOLAS M		13117 0231	09-01-1994	Q	I	215,000	00		1010	365,800		1010	301,500		1010	252,000
									1010	12,400		1010	12,400		1010	12,400
								Total		768,800	Total		645,500	Total		562,800

EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor				
		Total	0.00									Appraised Bldg. Value (Card)	484,600
									Appraised Xf (B) Value (Bldg)	0			
									Appraised Ob (B) Value (Bldg)	18,600			
									Appraised Land Value (Bldg)	351,600			
									Special Land Value	0			
									Total Appraised Parcel Value	854,800			
									Valuation Method	C			
								Total Appraised Parcel Value	854,800				

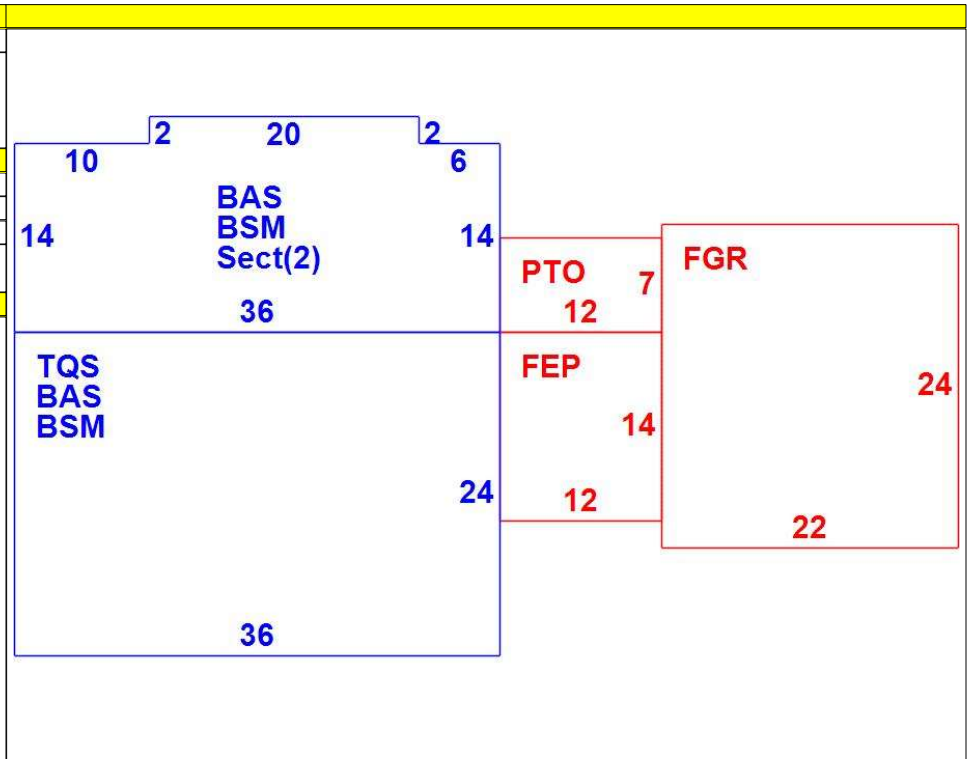
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
BPO-23-235	07-10-2023	RM	Remodel	17,000		0		FINISH 300 SF OF BASEMENT -	05-11-2021	SJT	5		06	Inspection Only
QPO-22-99	05-26-2022	MN	Maintenance	1,900		100	05-26-2022	REPLACE 1 ENTRY DOOR	04-22-2021	SJT	5		20	Field Review
BPO-20-324	12-15-2020	AD	Addition	106,260	05-11-2021	100	11-09-2021	Construct a 1 story kitchen additi	03-11-2021	SJT	5		05	Measure - Under Construct
2017-192	06-19-2017	BP	Bldg Permit	13,000	08-21-2018	100		CONSTRUCT A 12' X 20' SHED	08-21-2018	JLF	5		01	Measure - No Entry
2014-141	07-29-2014	MN	Maintenance	14,000		100		STRIP & REROOF	08-04-2014	JLF			30	Quality Control
2013-154	07-03-2013	BP	BLDG PERMIT	12,000		100		CONSTRUCT A 14 X 20 UTILITY	04-12-2013	VGS			20	Field Review
340	12-12-2008	RM	Remodel	17,500	04-22-2009	100		800' BASEMENT SPACE	04-21-2009	K-B			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	40,000 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.047 AC	35,000.00	1.00000	5	1.00	0050	1.000	'20 ROW - SUB-DIV'88-213 LO	1.0000	0.78	1,600
Total Card Land Units					0.97 AC	Parcel Total Land Area					0.97	Total Land Value			351,600

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	00	Gambrel	Bsmt Area	1008			
Model	01	Residential	Bsmt Type	04			
Grade	06	Good	Unfin Area	0.00	Full		
Stories	1.8						
Occupancy	1						
Exterior Wall 1	14	Wood Shingle					
Exterior Wall 2	11	Clapboard					
Roof Structure	07	Gambrel					
Roof Cover	03	Asphalt					
Interior Wall 1	05	Drywall					
Interior Wall 2							
Interior Floor 1	12	Hardwood					
Interior Floor 2							
Heat Fuel	03	Gas					
Heat Type	05	Hot Water					
AC Type	01	None					
Bedrooms	3						
Full Baths	2						
Half Baths	0						
Extra Fixtures	1						
Total Rooms	6						
Bath Style	02	Average					
Kitchen Style	03	Modern					
Extra Kitchens	0						
Fireplaces	1						
Extra Openings	0						
Gas Fireplaces	0						
Sq Ft Fin Bsmt	900						
FBM Quality							
Foundation	06	Poured Conc					
Bsmt Garage	0						
Bsmt Area	1008						

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

COST / MARKET VALUATION			
Net Other Adj		409,917	
Replace Cost		52,635	
Year Built		1969	
Effective Year Built		1997	
Depreciation Code		G	
Remodel Rating			
Year Remodeled			
Depreciation %		24	
Functional Obsol			
External Obsol			
Trend Factor		1.000	
Condition			
Condition %			
Percent Good		76	
Cns Sect Rcnld		351,500	
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
SHD1	Shed	L	520	21.00	2013	G	85	A	2.00	18,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	864	864	864	204.86	176,996
BSM	Basement	0	864	173	41.02	35,440
FEP	Finished Enclosed Porch	0	168	101	123.16	20,690
FGR	Garage	0	528	211	81.86	43,225
PTO	Patio	0	84	4	9.76	819
TQS	Three Quarter Story	648	864	648	153.64	132,747
Ttl Gross Liv / Lease Area		1,512	3,372	2,001		409,917



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DOYLE MELISSA			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	484,600	484,600	
744 WEST ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	351,600	351,600		
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						Total		854,800	854,800	

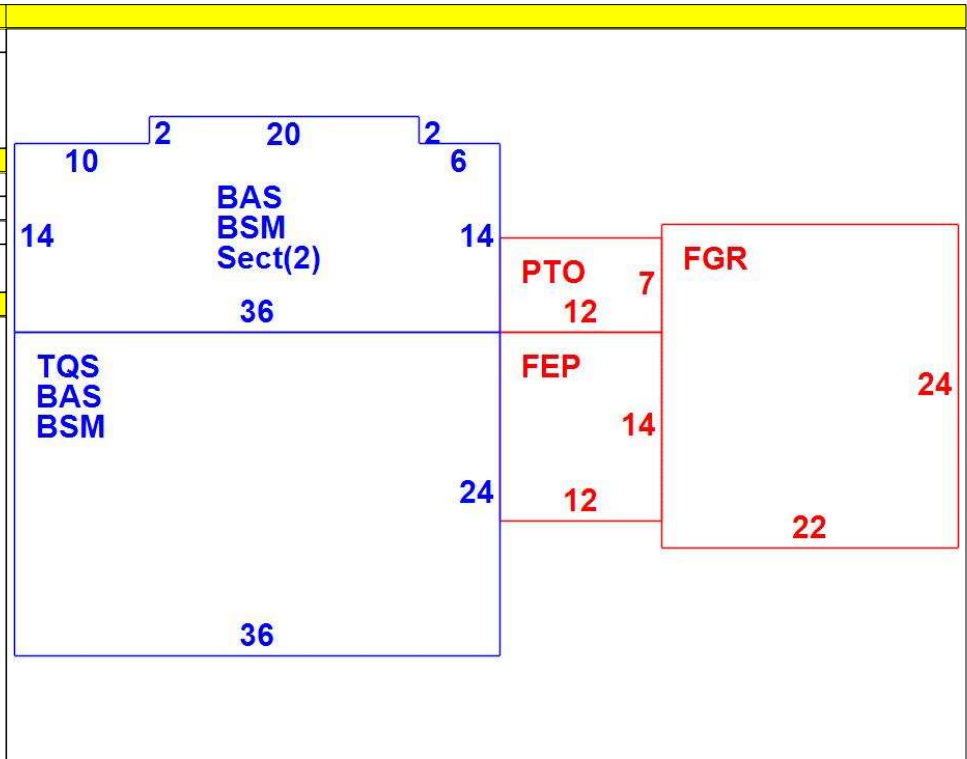
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									Appraised Xf (B) Value (Bldg) 0			
									Appraised Ob (B) Value (Bldg) 18,600			
									Appraised Land Value (Bldg) 351,600			
									Special Land Value 0			
									Total Appraised Parcel Value 854,800			
									Valuation Method C			
									Total Appraised Parcel Value 854,800			

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1	1010	Single Family	RC	Residual	0.047 AC	35,000.00	1.00000	5	1.00	0050	1.000	'20 ROW - SUB-DIV'88-213 LO	1.0000	0.78	1,600
Total Card Land Units					0.97 AC	Parcel Total Land Area					0.97	Total Land Value			351,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	00	Gambrel	Bsmt Area	544	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	07	Gambrel	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		134,434
Interior Floor 2			Replace Cost		596,986
Heat Fuel	03	Gas	Year Built		2021
Heat Type	05	Hot Water	Effective Year Built		2020
AC Type	01	None	Depreciation Code		A
Bedrooms	0		Remodel Rating		
Full Baths	0		Year Remodeled		
Half Baths	0		Depreciation %		1
Extra Fixtures	0		Functional Obsol		
Total Rooms	1		External Obsol		
Bath Style			Trend Factor		1.000
Kitchen Style	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	0		Percent Good		99
Extra Openings	0		Cns Sect Rcnd		133,100
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	544		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	544	544	544	205.87	111,994	
BSM	Basement	0	544	109	41.25	22,440	
Ttl Gross Liv / Lease Area		544	1,088	653		134,434	

