

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
TOUGAS ROGER C			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
TOUGAS ANDREA N			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	497,300	497,300	
656 WEST ST		SUPPLEMENTAL DATA			RES LAND	1010	350,000	350,000		
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 3151 Total Acres .92 Chapter Lan GIS ID F_867432_2847796			Cyclical 3 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	900	900	
						Total		848,200	848,200	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TOUGAS ROGER C & ANDREA N TT		58095 286	07-14-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
TOUGAS ROGER C		14316 0303	04-26-1996	Q	I	190,000	00	2023	1010	372,500	2022	1010	311,600
									1010	364,700		1010	300,600
									1010	600		1010	600
						Total		737,800	Total		612,800	Total	549,400

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			
									Appraised Bldg. Value (Card) 497,300			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				
ASSESSING NEIGHBORHOOD							Appraised Ob (B) Value (Bldg) 900					
Nbhd	Nbhd Name		B	Tracing		Batch		Appraised Land Value (Bldg) 350,000				
0050							Special Land Value 0					
NOTES							Total Appraised Parcel Value 848,200					
							Valuation Method C					
							Total Appraised Parcel Value 848,200					

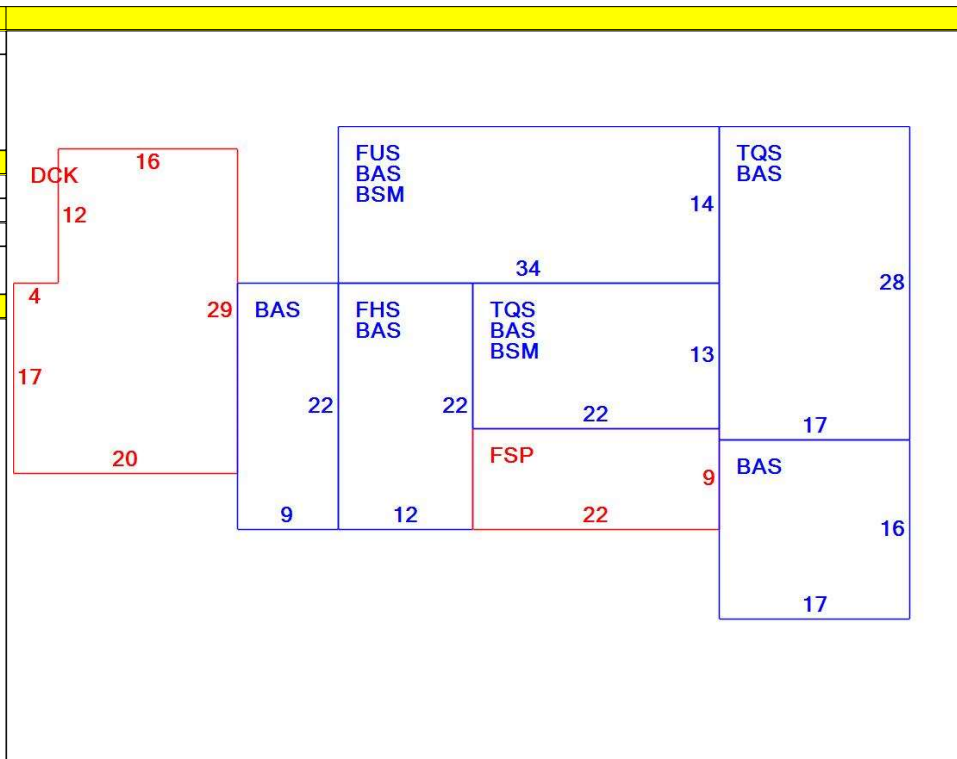
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
QPO-21-17	07-28-2021	MN	Maintenance	6,000		100	07-28-2021	STRIP & REROOF		04-12-2013	VGS			20	Field Review
54	02-26-2007	RM	Remodel	8,500		100		KITCH,1WINDOW,SLIDER		08-23-2007	KP		1	00	Measure & Listed
581	11-26-2004	MS	Miscellaneous	1,500		100		FIREPLACE W/GAS							
226	06-01-2004	AD	Addition	7,600		100		16 X 16 DECK							
20010339	08-21-2001	NC	New Construct	65,000	08-09-2003	100		DORMER/22X52FFLIVING							
14003	04-18-1996	AD	Addition		08-06-1997	100		INSTALL WOODSTOVE							
11112	02-02-1989	AD	Addition	8,500	03-05-1990	100		CONVERT GAR TO F.R.M.							

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
Total Card Land Units					0.92 AC	Parcel Total Land Area					0.92	Total Land Value			350,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	762	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	02	Shed			
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	4				
Full Baths	4				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	8				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	200				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	762				

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

COST / MARKET VALUATION		
Net Other Adj		620,949
Replace Cost		33,410
Year Built		654,358
Effective Year Built		1968
Depreciation Code		1997
Remodel Rating		G
Year Remodeled		
Depreciation %		24
Functional Obsol		
External Obsol		
Trend Factor		1.000
Condition		
Condition %		
Percent Good		76
Cns Sect Rcnld		497,300
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	64	21.00	1980	A	70	C	1.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,972	1,972	1,972	182.79	360,468
BSM	Basement	0	762	152	36.46	27,785
DCK	Deck	0	532	53	18.21	9,688
FHS	Finished Half Story	132	264	132	91.40	24,129
FSP	Screened Porch	0	198	40	36.93	7,312
FUS	Finished Upper Story	476	476	476	182.79	87,009
TQS	Three Quarter Story	572	762	572	137.21	104,558
Ttl Gross Liv / Lease Area		3,152	4,966	3,397		620,949

