

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LITALIEN ERIC M			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
LITALIEN COURTNEY M			0 Sewer	0 Paved	0 Average	RESIDNTL	1010	455,200	455,200	
450 WEST ST				0 Heavy		RES LAND	1010	477,800	477,800	
SUPPLEMENTAL DATA						RESIDNTL	1010	48,200	48,200	VISION
DUXBURY	MA	02332	Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2511 Total Acres 1.098 Chapter Lan		Cyclical 3 Exemption W District Res Exem					
GIS ID		F_869953_2846790	Assoc Pid#							
						Total		981,200	981,200	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
LITALIEN ERIC M		48486 0189	05-31-2017	Q	I	605,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
WALSH MARGARET		32989 0277	07-06-2006	Q	I	610,000	00	2023	1010	348,800	2022	1010	286,800	2021	1010	288,300
DUNLAP ANN MARIE R		21944 0039	04-23-2002	U	I	1	1F		1010	512,900		1010	325,900		1010	314,400
DUNLAP ANN MARIE R		18933 0270	10-02-2000	Q	I	365,000	00		1010	35,200		1010	35,200		1010	35,200
								Total		896,900	Total		647,900	Total		637,900

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										
0060																		
NOTES																		
Total Appraised Parcel Value										981,200								

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		
13236	06-09-1994	AD	Addition	40,000	09-19-1995	100		20X24 2ST ,8X55 PCH		11-28-2017	SJD	9		01	Measure - No Entry		
12644	12-17-1992	RM	Remodel	1,000	09-19-1995	100		DECK EXTENSION		04-12-2013	VGS			20	Field Review		
										10-29-2007	BSB		1	00	Measure & Listed		

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	0060	1.341				1.0000	11.74	469,400
1	1010	Single Family	RC	Residual	0.180	AC	35,000.00	1.00000	5	1.00	0060	1.341				1.0000	1.07	8,400
Total Card Land Units					1.10	AC	Parcel Total Land Area					1.10	Total Land Value					477,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional	Bsmt Area	1300	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.6				
Occupancy	2		CONDO DATA		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		624,317
Interior Floor 2			Replace Cost		16,820
Heat Fuel	02	Oil	Year Built		641,138
Heat Type	05	Hot Water	Effective Year Built		1850
AC Type	01	None	Depreciation Code		1992
Bedrooms	3		Remodel Rating		G
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		29
Extra Fixtures	2		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	0		Percent Good		71
Extra Openings	0		Cns Sect Rcnld		455,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	04	Brick	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1300		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
FGR2	Garage - 1 St	L	1,092	63.00	1993	A	70	C	1.00	48,200

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,804	1,804	1,804	212.50	383,345
BSM	Basement	0	1,300	260	42.50	55,249
FHS	Finished Half Story	707	1,414	707	106.25	150,236
FOP	Open Porch	0	60	9	31.87	1,912
FSP	Screened Porch	0	392	78	42.28	16,575
WDK	Deck	0	796	80	21.36	17,000
Ttl Gross Liv / Lease Area		2,511	5,766	2,938		624,317

