

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
SUGHRUE RICHARD		0	Water	0	Arterial	0	Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
CROWLEY KATHLEEN		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	340,600	340,600	
631 WEST ST				0	Heavy			RES LAND	1010	390,200	390,200	<b>VISION</b>
<b>SUPPLEMENTAL DATA</b>												
DUXBURY	MA	02332	Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1944 Total Acres 4.278 Chapter Lan		Cyclical 3 Exemption W District Res Exem							
GIS ID		F_867663_2846548		Assoc Pid#		Total					730,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SUGHRUE RICHARD		55874 148	10-20-2021	U	I	570,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SEAMON MICHAEL E		28248 0294	05-19-2004	U	I	1	1F	2023	1010	259,500	2022	1010	237,500	2021	1010	215,200
									1010	407,100		1010	340,900		1010	284,800
								Total		666,600	Total		578,400	Total		500,000

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							Appraised Bldg. Value (Card)				340,600	
0050													Appraised Xf (B) Value (Bldg)				0	
													Appraised Ob (B) Value (Bldg)				0	
													Appraised Land Value (Bldg)				390,200	
													Special Land Value				0	
													Total Appraised Parcel Value				730,800	
													Valuation Method				C	
													Total Appraised Parcel Value				730,800	

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
										04-05-2022	SJD	9		01	Measure - No Entry
										04-12-2013	VGS			20	Field Review
										09-05-2007	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	PD	Primary	40,000	SF 8.75	1.00000	5	1.00	0050	1.000				1.0000	8.75	350,000
1	1010	Single Family	PD	Residual	1.082	AC 35,000.00	0.93950	5	1.00	0050	1.000				1.0000	0.76	35,600
1	1010	Single Family	PD	Undevelop	2.280	AC 2,000.00	1.00000	0	1.00	0050	1.000	ESMNT + WET			1.0000	0.05	4,600
Total Card Land Units					4.28	AC	Parcel Total Land Area				4.28	Total Land Value				390,200	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description		Element	Cd	Description	
Style	03	Colonial		Bsmt Area	936		
Model	01	Residential		Bsmt Type	03		
Grade	05	Ave/Good		Unfin Area	0.00	Partial	
Stories	2						
Occupancy	1			<b>CONDO DATA</b>			
Exterior Wall 1	14	Wood Shingle		Parcel Id		C	Owne
Exterior Wall 2						B	S
Roof Structure	03	Gable		Adjust Type	Code	Description	Factor%
Roof Cover	03	Asphalt		Condo Flr			
Interior Wall 1	05	Drywall		Condo Unit			
Interior Wall 2				<b>COST / MARKET VALUATION</b>			
Interior Floor 1	12	Hardwood					441,426
Interior Floor 2				Net Other Adj			25,090
Heat Fuel	03	Gas		Replace Cost			466,516
Heat Type	05	Hot Water		Year Built			1976
AC Type	01	None		Effective Year Built			1994
Bedrooms	4			Depreciation Code			A
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Depreciation %			27
Total Rooms	7			Functional Obsol			
Bath Style	02	Average		External Obsol			
Kitchen Style	02	Average		Trend Factor			1.000
Extra Kitchens	0			Condition			
Fireplaces	2			Condition %			
Extra Openings	0			Percent Good			73
Gas Fireplaces	0			Cns Sect Rcnld			340,600
Sq Ft Fin Bsmt	0			Dep % Ovr			
FBM Quality				Dep Ovr Comment			
Foundation	06	Poured Conc		Misc Imp Ovr			
Bsmt Garage	1			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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	936	936	936	205.99	192,802	
BSM	Basement	0	936	187	41.15	38,519	
DCK	Deck	0	120	12	20.60	2,472	
FUS	Finished Upper Story	1,008	1,008	1,008	205.99	207,633	
Ttl Gross Liv / Lease Area		1,944	3,000	2,143		441,426	

