

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MOORE DANIEL J & NANCY M TT MOORE REALTY TRUST 25 OTTER ROCK RD DUXBURY MA 02332						Description	Code	Appraised	Assessed	905 DUXBURY, MA VISION
						RESIDNTL	1010	375,500	375,500	
						RES LAND	1010	451,500	451,500	
SUPPLEMENTAL DATA						RESIDNTL	1010	46,600	46,600	
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2016 Total Acres 1.038 Chapter Lan GIS ID F_866691_2844354				Cyclical 4 Exemption 22E W District Res Exem Assoc Pid#		Total		873,600	873,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
MOORE DANIEL J & NANCY M TT		50795	0073	02-08-2019	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
MOORE DANIEL J		6121	0216	05-29-1985	Q	I	166,000	00	2023	1010	287,000	2022	1010	263,100
										1010	484,600		1010	307,900
										1010	28,800		1010	28,800
									Total		800,400	Total		599,800
									Total			Total		561,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
2024	22E	22E VETERAN	1000.00													
Total			1,000.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY								
Nbhd	Nbhd Name	B	Tracing	Batch								
0060												
NOTES								Appraised Bldg. Value (Card)				375,500
								Appraised Xf (B) Value (Bldg)				0
								Appraised Ob (B) Value (Bldg)				46,600
								Appraised Land Value (Bldg)				451,500
								Special Land Value				0
								Total Appraised Parcel Value				873,600
								Valuation Method				C
								Total Appraised Parcel Value				873,600

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	
13147	04-13-1994	NC	New Construct	10,000	09-14-1995	100		16X36 INGROUND POOL	09-14-2020	SJT	5		20	Field Review	
									04-12-2013	VGS			20	Field Review	
									05-24-2007	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		TN95	0.9500	11.15	445,900
1	1010	Single Family	RC	Residual	0.120	AC 35,000.00	1.00000	5	1.00	0060	1.341			1.0000	1.07	5,600
Total Card Land Units					1.04	AC	Parcel Total Land Area					1.04	Total Land Value			451,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1188	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		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	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood			462,507
Interior Floor 2			Net Other Adj		31,590
Heat Fuel	02	Oil	Replace Cost		494,097
Heat Type	05	Hot Water	Year Built		1985
AC Type	01	None	Effective Year Built		1997
Bedrooms	4		Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		24
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		76
Gas Fireplaces	0		Cns Sect Rcnld		375,500
Sq Ft Fin Bsmt	288		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1188		Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

DCK		BAS BSM	
	14		14
FUS	18	12	2
			18
FUS BAS BSM			BSM
			24
			24
			36
			3

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
SPL1	Ing Pool - Ave	L	576	64.00	1995	A	70	C	1.00	25,800
FN2	Fence - Wood	L	184	35.00	1995	A	70	C	1.00	4,500
FN1	Fence - Chain	L	40	24.00	1995	A	70	C	1.00	700
PTO	Patio	L	485	15.00	1995	A	70	C	1.00	5,100
GNR	GENERATOR	L	1	12400.00	2019	G	85	C	1.00	10,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,116	1,116	1,116	203.66	227,282
BSM	Basement	0	1,188	238	40.80	48,471
DCK	Deck	0	168	17	20.61	3,462
FUS	Finished Upper Story	900	900	900	203.66	183,292
Ttl Gross Liv / Lease Area		2,016	3,372	2,271		462,507



25 OTTER ROCK RD

