

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
THEETHARAPPAN MANOJ PARTHASARATHY DEEPA P 22 TROUT FARM LN		0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	316,700	316,700
DUXBURY MA 02332		SUPPLEMENTAL DATA				0	Medium	RES LAND	1010	302,200	302,200
		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2034 Total Acres .42 Chapter Lan GIS ID F_863241_2834881		Cyclical 2 Exemption W District Res Exem Assoc Pid#		Total				618,900	618,900

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
THEETHARAPPAN MANOJ		49927 0098	06-15-2018	Q	I	444,000	00	Year	Code	Assessed	Year	Code	Assessed
NOWAK LEONARD W TT LEONARD W N		41249 0038	04-19-2012	U	I	1	1A	2023	1010	278,500	2022	1010	263,400
NOWAK LEONARD & NANCY TTS		26349 0340	08-28-2003	Q	I	380,000	00		1010	313,200	2021	1010	263,100
LORD ELIZABETH W		10465 0344	09-04-1991	Q	I	145,000	00	Total		591,700	Total		526,500
								Total		449,900	Total		449,900

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total		0.00						

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	316,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	302,200
Special Land Value	0
Total Appraised Parcel Value	618,900
Valuation Method	C
Total Appraised Parcel Value	618,900

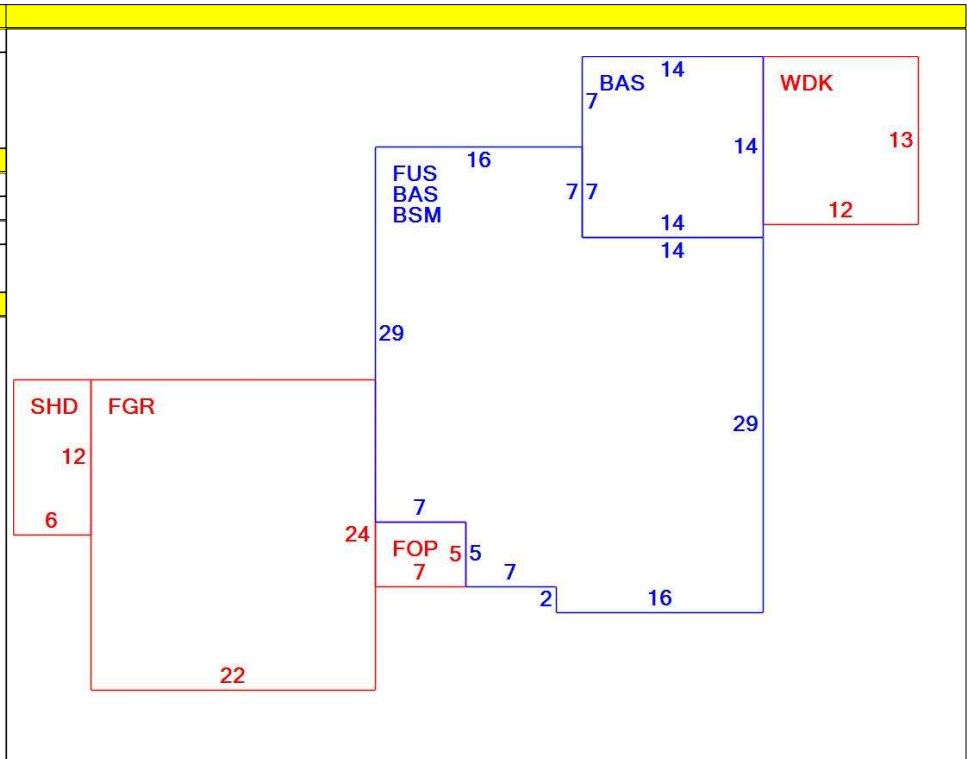
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result
131	04-15-2005	AD	Addition	15,000	06-30-2005	100		8X13 ADD,DECK	10-02-2019	SJD	4		20	Field Review
61	02-24-2004	RM	Remodel	6,500		100		PARTITION FOR BOILER	12-04-2018	SJD	9		01	Measure - No Entry
625	11-21-2003	RM	Remodel	9,000	10-15-2004	100		ENCL DECK/ ADD DECK	04-12-2013	VGS			20	Field Review
14074	06-11-1996	MN	Maintenance	4,000	09-18-1997	100		STRIP & REROOF	10-12-2006	KP		1	00	Measure & Listed
13788	08-15-1995	RM	Remodel	4,100	05-28-1996	100		INST ROOF/EXIST DK						

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	18,500	SF	16.34	1.00000	5	1.00	0050	1.000		1.0000	16.34	302,200
Total Card Land Units					0.42	AC	Parcel Total Land Area					0.42	Total Land Value			302,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Contemporary	Bsmt Area	919	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Forced Air-Duc			
AC Type	03	Central			
Bedrooms	2				
Full Baths	2				
Half Baths	1				
Extra Fixtures	2				
Total Rooms	5				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	1				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	815				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	0				
Bsmt Area	919				

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

COST / MARKET VALUATION	
Net Other Adj	383,945
Replace Cost	49,888
Year Built	1983
Effective Year Built	1994
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	27
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	73
Cns Sect Rcnd	316,700
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,115	1,115	1,115	155.13	172,969
BSM	Basement	0	919	184	31.06	28,544
FGR	Garage	0	528	211	61.99	32,732
FOP	Open Porch	0	35	5	22.16	776
FUS	Finished Upper Story	919	919	919	155.13	142,564
SHD	Attached Shed	0	72	25	53.86	3,878
WDK	Deck	0	156	16	15.91	2,482
Ttl Gross Liv / Lease Area		2,034	3,744	2,475		383,945

