

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						
PURCIELLO JOHN F PURCIELLO MARLA M 139 BUCKBOARD RD		0	Water	0	Subdivision	0	Average	Description	Code	Appraised	Assessed	
		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	336,300	336,300	
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>				RES LAND		1010	368,400	368,400	905 DUXBURY, MA  <b>VISION</b>	
		Alt Prcl ID	Cyclical 2						Total			
		Scnd Home	Exemption									
		Tax Class	W									
		Tot Fin Area	2181									
		Total Acres	1.438									
		Chapter Lan										
		GIS ID	F_865073_2832672									
			Assoc Pid#									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
PURCIELLO JOHN F	48491	0099	05-31-2017	U	I	490,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
DONOHUE MELISSA C	45624	0323	06-03-2015	U	I	1	1A	2023	1010	258,100	2022	1010	236,900	2021	1010	215,100
DONOHUE PETER J	27984	0231	04-16-2004	Q	I	473,000	00		1010	530,000			336,700			324,900
SMETHURST RICHARD H	16723	0234	10-22-1998	U	I	0	1F	Total		788,100	Total		573,600	Total		540,000

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

NOTES									
This signature acknowledges a visit by a Data Collector or Assessor									

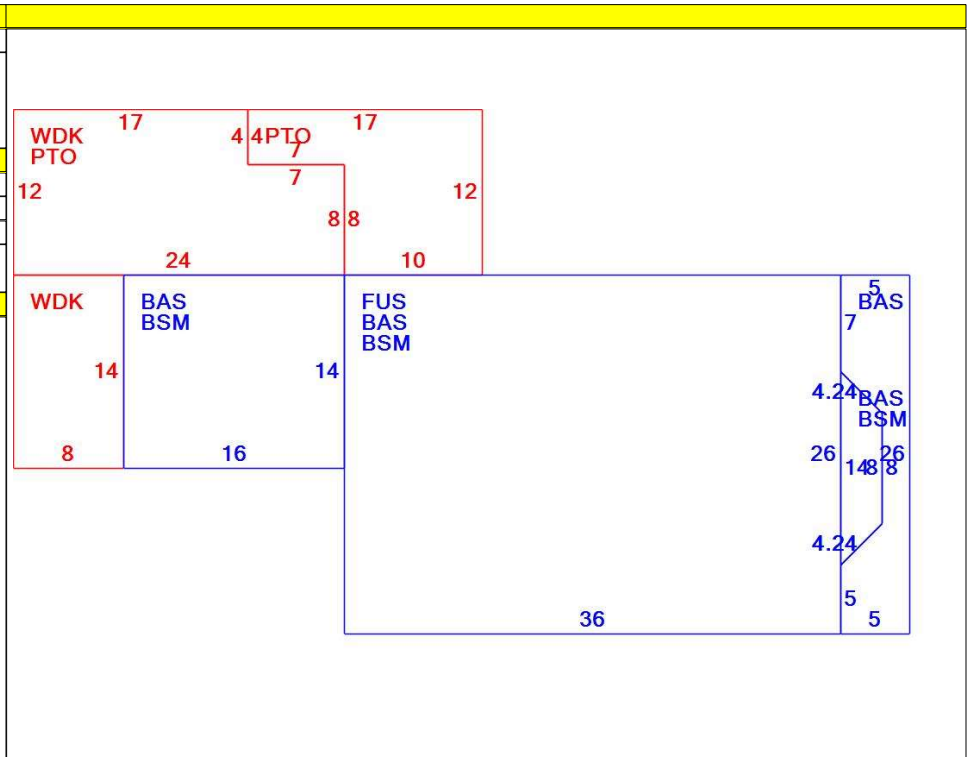
  

APPRAISED VALUE SUMMARY									
Appraised Bldg. Value (Card)									336,300
Appraised Xf (B) Value (Bldg)									0
Appraised Ob (B) Value (Bldg)									0
Appraised Land Value (Bldg)									368,400
Special Land Value									0
Total Appraised Parcel Value									704,700
Valuation Method									C
Total Appraised Parcel Value									704,700

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
BPO-22-353	09-22-2022	MN	Maintenance	5,400		100		Remopve 13.5' of wall and replac			11-20-2017	SJD	9		01	Measure - No Entry
BPO-20-237	10-06-2020	RM	Remodel	5,500		100		Remove Lally Columns & replace			07-17-2013	BH			01	Measure - No Entry
2018-120	04-06-2018	MN	Maintenance	36,787		100		VINYL SIDING ALUMINUM TRIM			04-12-2013	VGS			20	Field Review
2013-21	03-12-2013	DM	Demolish	4,200	07-17-2013	100		DEMO AND REBUILD EXISTIN			09-13-2007	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	0050	1.000			1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.525	AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.81	18,400
Total Card Land Units					1.44	AC	Parcel Total Land Area					1.44	Total Land Value				368,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1193	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			Owne
Exterior Wall 2	11	Clapboard			B
Roof Structure	03	Gable			S
Roof Cover	03	Asphalt	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2			Net Other Adj		485,756
Heat Fuel	02	Oil	Replace Cost		39,715
Heat Type	05	Hot Water	Year Built		525,472
AC Type	01	None	Effective Year Built		1971
Bedrooms	4		Depreciation Code		1985
Full Baths	2		Remodel Rating		F
Half Baths	1		Year Remodeled		
Extra Fixtures	3		Depreciation %		36
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		64
Gas Fireplaces	0		Cns Sect Rcnld		336,300
Sq Ft Fin Bsmt	442		Dep % Ovr		
FBM Quality	04	Above Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1193		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	1,290	1,290	1,290	192.61	248,464
BSM	Basement	0	1,193	239	38.59	46,033
FUS	Finished Upper Story	936	936	936	192.61	180,281
PTO	Patio	0	408	20	9.44	3,852
WDK	Deck	0	372	37	19.16	7,126
Ttl Gross Liv / Lease Area		2,226	4,199	2,522		485,756

