

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
RUTTIGERS JONATHAN L			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
RUTTIGERS PATRICIA I			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	558,700	558,700
275 WEST ST		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	533,800	533,800	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2128 Total Acres 1.898 Chapter Lan GIS ID F_871692_2845590			Cyclical 5 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	1,800	1,800
						Total		1,094,300	1,094,300

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RUTTIGERS JONATHAN L	35343	0035	11-29-2007	Q	I	645,000	00	Year	Code	Assessed	Year	Code	Assessed
FIEDLER CHAD J	23853	0189	01-03-2003	Q	I	540,000	00	2023	1010	427,800	2022	1010	392,300
KING JOHN C	16029	0303	03-27-1998	Q	I	245,000	00		1010	521,600		1010	440,100
HOCHGESANG MARK B	5407	0059	01-25-1993	Q	I	200,000	00		1010	1,200		1010	1,200
HOCHGESANG MARK B	5407	0059	07-20-1983	Q	I	124,000	00	Total		950,600	Total		833,600
						Total		Total		619,500	Total		619,500

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
0070				

  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	558,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,800
Appraised Land Value (Bldg)	533,800
Special Land Value	0
Total Appraised Parcel Value	1,094,300
Valuation Method	C
Total Appraised Parcel Value	1,094,300

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
81	03-11-2002	MN	Maintenance	5,000		100		REPL 8 WINDWS/SIDING	09-28-2020	SJT	10		20	Field Review
19990335	07-28-1999	RM	Remodel	14,000	10-27-2000	100		ENC PORCH UNHEATED	04-12-2013	VGS			20	Field Review
14791	01-21-1998	MN	Maintenance	2,000		100		REPAIR CHIMNEY	10-27-2000	K+B		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	0070	1.389		1.0000	12.16	486,200
1	1010	Single Family	RC	Residual	0.980	AC 35,000.00	1.00000	5	1.00	0070	1.389		1.0000	1.12	47,600
Total Card Land Units					1.90	AC	Parcel Total Land Area			1.90	Total Land Value			533,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1284	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	456.00	Full
Stories	2.5				
Occupancy	1		<b>CONDO DATA</b>		
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		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			658,823
Interior Floor 2			Net Other Adj		48,440
Heat Fuel	02	Oil	Replace Cost		707,263
Heat Type	05	Hot Water	Year Built		1978
AC Type	03	Central	Effective Year Built		2000
Bedrooms	4		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		21
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		79
Gas Fireplaces	0		Cns Sect Rcnld		558,700
Sq Ft Fin Bsmt	495		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	1284		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
SHD1	Shed	L	120	21.00	2018	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,140	1,140	1,140	237.07	270,262
BSM	Basement	0	1,284	257	47.45	60,928
DCK	Deck	0	286	29	24.04	6,875
FEP	Finished Enclosed Porch	0	228	137	142.45	32,479
FUS	Finished Upper Story	988	988	988	237.07	234,227
UHS	Unfinished Half Story	0	912	228	59.27	54,052
Ttl Gross Liv / Lease Area		2,128	4,838	2,779		658,823

