Property Location 11 PURITAN WAY | Map ID 081/ 959/ 154/ / | Bldg Name | State Use 1010
Vision ID 4903 | Account # 161-959-154 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 10/28/2023 1:03:55 A

CURRENT OWNER

FITZSIMMONS LISA M
CONFAR DEIRDRE A
11 PURITAN WAY

DUXBURY MA 02332

TOPO	UTILITIES	STRT / ROAD	LOCATION
	0 Water	0 Subdivision	0 Average
	0 No Sewer	0 Paved	0 Average
		0 Light	

SUPPLEMENTAL DATA

Alt Prcl ID		Cyclical	7
Scnd Home		Exemption	
Tax Class	T	W	
Tot Fin Area	2004	District	
Total Acres	.11	Res Exem	
Chapter Lan			
GIS ID	F_872035_2830791	Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL	1010	598,000	598,000
RES LAND	1010	398,100	398,100
Total		996,100	996,100

905

DUXBURY, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
FITZSIMMONS LISA M	52245	35	01-21-2020	U	I	1	1A
SCHNEIDER KATHLEEN A	20858	0350	11-07-2001	U	I	1	1F

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2023	1010	128,900	2022	1010	105,900	2021	1010	107,900
	1010	293,500		1010	265,000		1010	220,700
	Total	422,400		Total	370,900		Total	328,600

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0040				

NOTES

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	598,000
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	398,100
Special Land Value	0
Total Appraised Parcel Value	996,100
Valuation Method	C
Total Appraised Parcel Value	996,100

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
BPO-22-527	02-23-2023	NC	New Construct	345,500	05-08-2023	100		PLAN#BA-057-2 STRY 1ST FL=
BPO-22-267	12-19-2022	DM	Demolish	9,000	05-08-2023	100		Raze existing dwelling.
13078	01-26-1994	RM	Remodel	8,000	09-21-1995	100		REM SEC STORY

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpose/Result
05-08-2023	SJT	5		05	Measure - Under Construct
10-30-2019	SJT	10		01	Measure - No Entry
02-28-2018	JLF			01	Measure - No Entry
04-12-2013	VGS			20	Field Review
04-26-2008	BSB			01	Measure - No Entry

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	4,792	SF	45.65	1.00000	5	1.00	0040	1.820			1.0000	83.08	398,100
				Total Card Land Units	0.11	AC	Parcel Total Land Area			0.11					Total Land Value		398,100

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	03	Colonial
Model	01	Residential
Grade	07	Very Good
Stories	2	
Occupancy	1	
Exterior Wall 1	25	Vinyl Siding
Exterior Wall 2		
Roof Structure	03	Gable
Roof Cover	03	Asphalt
Interior Wall 1	05	Drywall
Interior Wall 2		
Interior Floor 1	12	Hardwood
Interior Floor 2		
Heat Fuel	03	Gas
Heat Type	05	Hot Water
AC Type	03	Central
Bedrooms	3	
Full Baths	2	
Half Baths	0	
Extra Fixtures	1	
Total Rooms	8	
Bath Style	03	Modern
Kitchen Style	03	Modern
Extra Kitchens	0	
Fireplaces	0	
Extra Openings	0	
Gas Fireplaces	1	
Sq Ft Fin Bsmt	0	
FBM Quality		
Foundation	06	Poured Conc
Bsmt Garage	0	
Bsmt Area		

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description
Bsmt Area		
Bsmt Type	04	
Unfin Area	0.00	Full

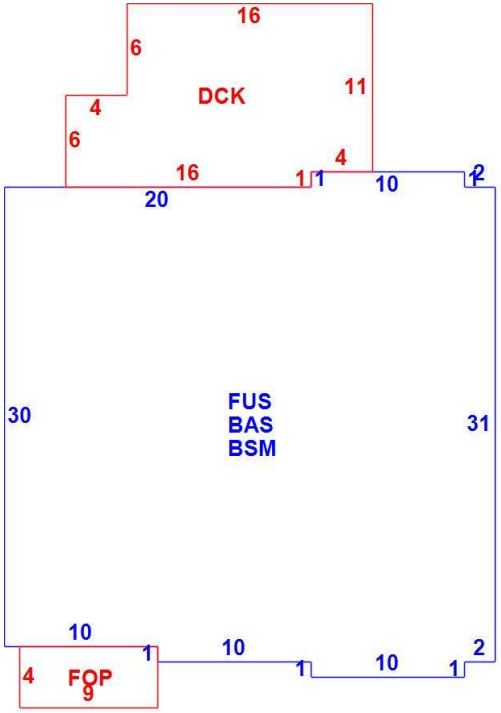
CONDO DATA

Parcel Id		C		Owne	
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION

	577,516
Net Other Adj	20,480
Replace Cost	597,996
Year Built	2023
Effective Year Built	2021
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	0
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	100
Cns Sect Rcnld	598,000
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	1,002	1,002	1,002	258.98	259,494
BSM	Basement	0	1,002	200	51.69	51,795
DCK	Deck	0	212	21	25.65	5,438
FOP	Open Porch	0	36	5	35.97	1,295
FUS	Finished Upper Story	1,002	1,002	1,002	258.98	259,494
	Ttl Gross Liv / Lease Area	2,004	3,254	2,230		577,516