

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
PROUTY JAMES			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed	
PROUTY KATHERINE			0 No Sewer	0 Paved	0 Average	RESIDENTL	1010	1,750,700	1,750,700	
59 MOULTON RD		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	1,344,500	1,344,500	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4142 Total Acres .52 Chapter Lan		Cyclical 8 Exemption W District Res Exem						
GIS ID F_883610_2843088		Assoc Pid#						Total	3,095,200	3,095,200

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
PROUTY JAMES		48102 0114	02-10-2017	U	I	955,000	1	Year	Code	Assessed	Year	Code	Assessed
SCHUPP PATRICIA F		19237 0316	01-05-2001	U	I	10	1F	2023	1010	1,139,100	2022	1010	1,054,000
SCHUPP GREGORY F		14373 0075	05-20-1996	Q	I	349,000	00		1010	1,733,200	2021	1010	939,600
								Total		2,872,300	Total		1,874,900
											Total		1,678,100

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0130				

  

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			1,750,700
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			0
Appraised Land Value (Bldg)			1,344,500
Special Land Value			0
Total Appraised Parcel Value			3,095,200
Valuation Method			C
Total Appraised Parcel Value			3,095,200

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
2018-314	08-15-2018	MS	Miscellaneous	500		100		INSTALL AN ABOVE GROUND	03-14-2019	SJT	5		00	Measure & Listed
2017-247	08-01-2017	NC	New Construct	700,000	04-05-2018	100		SINGLE FAMILY DWELLING. 1S	04-05-2018	JLF	5		01	Measure - No Entry
2017-204	06-26-2017	DM	Demolish	14,500	04-05-2018	100		DEMO EXISTING DWELLING	04-12-2013	VGS			20	Field Review
484	10-05-2004	AD	Addition	168,000	05-04-2005	100		ADD,GAR,REM KITCHEN	06-03-2005	KP		1	00	Measure & Listed
15010	07-14-1998	AD	Addition	30,000	06-09-1999	100		10X24 ADD TO KITCHEN						

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	22,651	SF	13.94	1.00000	5	1.00	0130	4.259		1.0000	59.36	1,344,500
Total Card Land Units					0.52	AC	Parcel Total Land Area					0.52	Total Land Value			1,344,500

**CONSTRUCTION DETAIL** **CONSTRUCTION DETAIL (CONTINUED)**

Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area		
Model	01	Residential	Bsmt Type	04	
Grade	11	Prime	Unfin Area	0.00	Full
Stories	1.9		<b>CONDO DATA</b>		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2	07	Pine/Wood	<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		1,739,023
Interior Floor 2			Replace Cost		1,842,803
Heat Fuel	03	Gas	Year Built		2017
Heat Type	05	Hot Water	Effective Year Built		2016
AC Type	03	Central	Depreciation Code		A
Bedrooms	5		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	2		Depreciation %		5
Extra Fixtures	2		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		95
Extra Openings	0		Cns Sect Rcnld		1,750,700
Gas Fireplaces	1		Dep % Ovr		
Sq Ft Fin Bsmt	861		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area			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	2,548	2,548	2,548	272.75	694,954
BSM	Basement	0	2,548	510	54.59	139,100
FGR	Garage	0	748	299	109.03	81,551
FNS	Finished 90% Story	2,966	3,296	2,966	245.44	808,962
FOP	Open Porch	0	54	8	40.41	2,182
PTO	Patio	0	892	45	13.76	12,274
Ttl Gross Liv / Lease Area		5,514	10,086	6,376		1,739,023

