

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				905  DUXBURY, MA  <b>VISION</b>					
CASTRICONE CHARLES R		8 Sloping	0 Water	0 Cul-De-Sac	0 Good	Description	Code	Appraised	Assessed						
CASTRICONE JENNIFER A			0 Septic	0 Paved	0 Average	RESIDNTL	1010	811,500	811,500						
30 HOMESTEAD PL		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	358,600	358,600						
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 4585 Total Acres 2.218 Chapter Lan GIS ID F_860310_2850551		Cyclical 1 Exemption W District Res Exem Assoc Pid#		RESIDNTL	1010	44,500	44,500						
						Total		1,214,600	1,214,600						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
CASTRICONE CHARLES R		50635 0270	12-17-2018	U	I	585,000	1	Year	Code	Assessed	Year	Code	Assessed		
CELINO MARK J & KATHLEEN P		11183 0076	08-13-1992	U	I	68,000	1	2023	1010	645,800	2022	1010	571,300		
									1010	372,800		1010	307,400		
									1010	25,900		1010	25,900		
								Total		1,044,500	Total		904,600		
								Total			Total		584,400		
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor							
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int							
									<b>APPRAISED VALUE SUMMARY</b>						
		Total	0.00						Appraised Bldg. Value (Card) 811,500						
									Appraised Xf (B) Value (Bldg) 0						
									Appraised Ob (B) Value (Bldg) 44,500						
									Appraised Land Value (Bldg) 358,600						
									Special Land Value 0						
									Total Appraised Parcel Value 1,214,600						
									Valuation Method C						
									Total Appraised Parcel Value 1,214,600						
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-21-236	05-24-2021	MN	Maintenance	26,550		100	09-28-2021	Remove and replace all claps an	04-07-2021	SJT	5		20	Field Review	
BP-20-65	03-19-2020	AD	Addition	168,000	04-07-2021	100	09-28-2021	CONSTRUCT AN ADDITION: 1S	10-20-2020	SJT	5		20	Field Review	
174	05-04-2004	RM	Remodel	2,500	09-01-2004	100		LOWER DK/NEW ENTRY	09-09-2020	SJT	5		05	Measure - Under Construct	
139	04-14-2003	RM	Remodel	35,000	09-01-2004	100		FIN BSMT AREA	08-05-2020	SJT	5		20	Field Review	
14766	12-15-1997	NC	New Construct	11,000	01-01-1998	100		24'DORMER/24X15ROOM	05-27-2020	SJT	5		20	Field Review	
14733	11-14-1997	NC	New Construct	4,000	05-12-1998	100		14X70 TEMP MOBILEHSE	05-13-2020	SJT	5		06	Inspection Only	
13174	05-02-1994	NC	New Construct	15,000	09-14-1995	100		20X40 POOL FENCING	02-24-2020	SJT	0		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	WP	Residual	0.179 AC	35,000.00	1.00000	5	1.00	0050	1.000			1.0000	0.81 6,300
1	1010	Single Family	WP	Undevelop	1.132 AC	2,000.00	1.00000	0	1.00	0050	1.000			1.0000	0.05 2,300
Total Card Land Units					2.23 AC	Parcel Total Land Area					2.23	Total Land Value			358,600



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		0 Septic	0 Paved	0 Average	RESIDNTL	1010	811,500	811,500		
			0 None		RES LAND	1010	358,600	358,600		
<b>SUPPLEMENTAL DATA</b>						RESIDNTL	1010	44,500	44,500	
Alt Prcl ID		Scnd Home		Cyclical Exemption		1				
Tax Class		T		W		District		Res Exem		
Tot Fin Area		4585		Chapter Lan		GIS ID		F_860310_2850551		
Total Acres		2.218		Assoc Pid#		Total		1,214,600		1,214,600

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Total								Total		1,044,500	Total		904,600
								Total			Total		584,400

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

  

NOTES													
FOUNDATION IN 1988 / HOUSE IN 1992													
Functional Adjustment due to accessing													
1 bedroom on 2nd floor thru another													

  

APPRAISED VALUE SUMMARY													
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Appraised Land Value (Bldg)										358,600			
Special Land Value										0			
Total Appraised Parcel Value										1,214,600			
Valuation Method										C			
Total Appraised Parcel Value										1,214,600			

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1	1010	Single Family	WP	Residual	0.179	AC 35,000.00	1.00000	5	1.00	0050	1.000			1.0000		0.81	6,300	
1	1010	Single Family	WP	Undevelop	1.132	AC 2,000.00	1.00000	0	1.00	0050	1.000			1.0000		0.05	2,300	
Total Card Land Units					2.23	AC	Parcel Total Land Area					2.23	Total Land Value					358,600

