

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CALITRI CHRISTOPHER			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA  <b>VISION</b>
GATELY KAITLIN			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	361,600	361,600	
5 WINDWARD WAY		<b>SUPPLEMENTAL DATA</b>				RES LAND	1010	517,100	517,100	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 1712 Total Acres 1.998 Chapter Lan GIS ID F_866593_2852016				RESIDNTL	1010	2,100	2,100	
						Total		880,800	880,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
CALITRI CHRISTOPHER		LCC 130827	09-25-2020	Q	I	622,000	00	Year	Code	Assessed	Year	Code	Assessed	
LENEHAN MICHAEL D		LCC 120591	06-27-2014	Q	I	520,000	00	2023	1010	274,800	2022	1010	251,300	
GIOIOSA RICHARD J & KATHLEEN		LCC 93724	07-15-1998	Q	I	280,000	00		1010	557,000		1010	354,200	
									1010	1,400		1010	1,400	
						Total		833,200	Total		606,900	Total		570,500

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

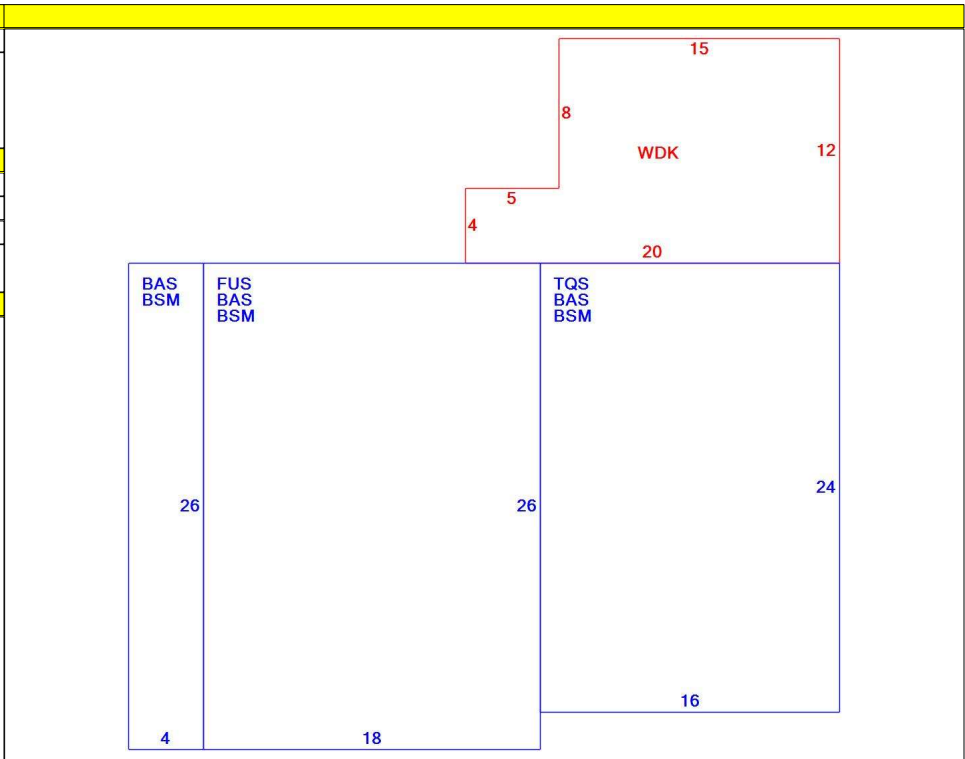
  

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			361,600
Appraised Xf (B) Value (Bldg)			0
Appraised Ob (B) Value (Bldg)			2,100
Appraised Land Value (Bldg)			517,100
Special Land Value			0
Total Appraised Parcel Value			880,800
Valuation Method			C
Total Appraised Parcel Value			880,800

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
477	11-21-2001	RM	Remodel	60,000	03-09-2002	100		RPR FIRE DMG/REMODEL	04-08-2021	SJD	9	1	07	Measure - Info @ Door
460	11-09-2001	AD	Addition	5,000		100		TEMP TRLR DURING RPR	07-28-2015	SJD	9	1	06	Inspection Only
									07-13-2015	SJD	9		01	Measure - No Entry
									04-12-2013	VGS			20	Field Review
									03-09-2002	KP		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	0060	1.341		1.0000	11.74	469,400
1	1010	Single Family	PD	Residual	1.080	AC 35,000.00	0.94074	5	1.00	0060	1.341		1.0000	1.01	47,700
Total Card Land Units					2.00	AC	Parcel Total Land Area					2.00	Total Land Value		517,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	956	
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	11	Clapboard			B
Exterior Wall 2					S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	03	Asphalt	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			415,683
Interior Floor 2			Net Other Adj		20,020
Heat Fuel	02	Oil	Replace Cost		435,703
Heat Type	05	Hot Water	Year Built		1981
AC Type	03	Central	Effective Year Built		2004
Bedrooms	3		Depreciation Code		VG
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		17
Total Rooms	6		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		83
Gas Fireplaces	0		Cns Sect Rcnld		361,600
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	956		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	2005	G	85	C	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	956	956	956	216.16	206,653
BSM	Basement	0	956	191	43.19	41,287
FUS	Finished Upper Story	468	468	468	216.16	101,165
TQS	Three Quarter Story	288	384	288	162.12	62,255
WDK	Deck	0	200	20	21.62	4,323
Ttl Gross Liv / Lease Area		1,712	2,964	1,923		415,683

