

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
TREVISIO GIUSEPPE			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
LAMBIASE BRITTINI			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	320,600	320,600	
478 LINCOLN ST				0 Heavy		RES LAND	1010	397,100	397,100	
						RESIDNTL	1010	4,600	4,600	
SUPPLEMENTAL DATA										
DUXBURY	MA	02332	Alt Prcl ID	Cyclical	3					
			Scnd Home	Exemption	22					
			Tax Class	W						
			Tot Fin Area	District						
			Total Acres	Res Exem						
			Chapter Lan							
			GIS ID	F_867463_2849634	Assoc Pid#					
							Total	722,300	722,300	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
TREVISIO GIUSEPPE		55426 213	08-04-2021	Q	I	650,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CHENEY DAVID B		4619 0229	02-23-1979	U	I	68,900	1	2023	1010	238,200	2022	1010	193,000	2021	1010	192,700
									1010	427,500		1010	366,700		1010	306,300
									1010	3,700		1010	10,000		1010	10,000
								Total		669,400	Total		569,700	Total		509,000

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
			Total				0.00											

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY										
Nbhd	Nbhd Name	B	Tracing	Batch										
0050					Appraised Bldg. Value (Card)						320,600			
					Appraised Xf (B) Value (Bldg)						0			
					Appraised Ob (B) Value (Bldg)						4,600			
					Appraised Land Value (Bldg)						397,100			
					Special Land Value						0			
					Total Appraised Parcel Value						722,300			
					Valuation Method						C			
					Total Appraised Parcel Value						722,300			

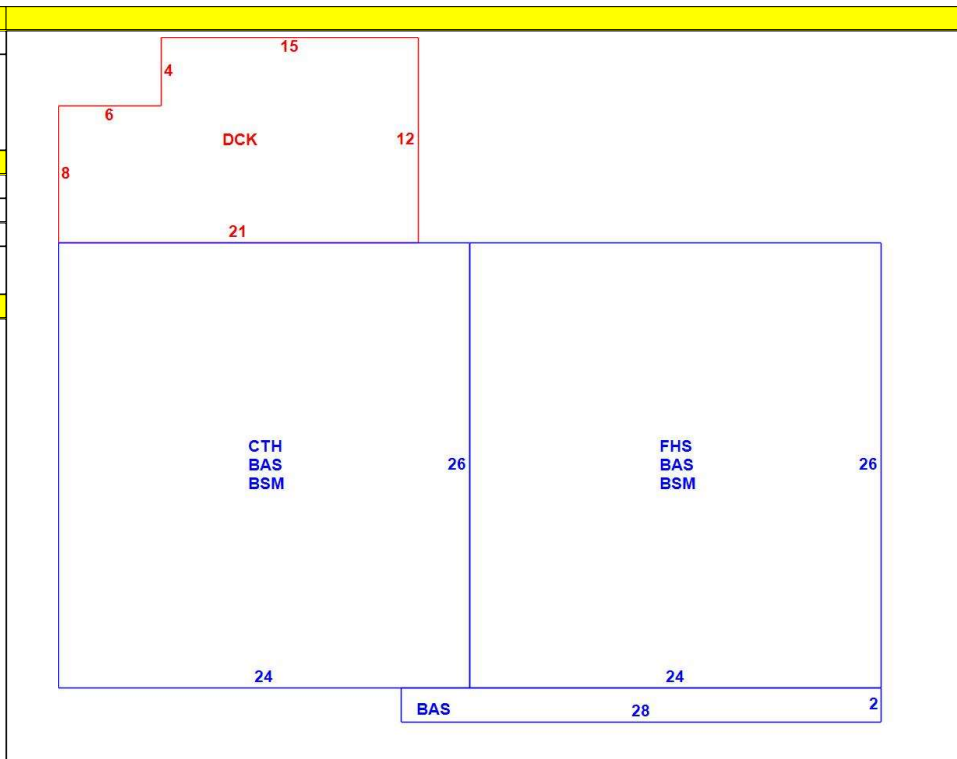
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
BPO-20-150	08-11-2020	MN	Maintenance	7,350		100	09-18-2020	Chimney liner		11-17-2021	SJD	9	1	07	Measure - Info @ Door
2014-230	11-07-2014	MN	Maintenance	7,000		100		REPLACE 15 WINDOWS & WO		04-12-2013	VGS			20	Field Review
131	10-16-2006	MS	Miscellaneous	5,600	06-13-2007	100		ROOF		06-13-2007	BSB		1	00	Measure & Listed
311	07-01-2005	MS	Miscellaneous	5,000		100		16X32 ABOVE GRD POOL							
13015	11-18-1993	NC	New Construct		01-01-1994	100		REPLACE & EXPAND DKS							
11093	12-28-1988	AD	Addition	5,000	01-01-1991	100		SHED=INTO HORSE BARN							

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	350,000	
1	1010	Single Family	PD	Residual	1.812	AC 35,000.00	0.64154	5	1.00	0050	1.000			1.0000	40,700	
1	1010	Single Family	WP	Undevelop	3.180	AC 2,000.00	1.00000	0	1.00	0050	1.000			1.0000	6,400	
Total Card Land Units					5.91	AC	Parcel Total Land Area					5.91	Total Land Value			397,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1248	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.5				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	3				
Full Baths	1				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	0				
FBM Quality					
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1248				

CONDO DATA			
Parcel Id		C	Owne
			B S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Net Other Adj	426,706
Replace Cost	12,480
Year Built	439,187
Effective Year Built	1979
Depreciation Code	1994
Remodel Rating	A
Year Remodeled	
Depreciation %	27
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	73
Cns Sect Rcnld	320,600
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
LNT	Lean To	L	656	10.00	1989	A	70	C	1.00	4,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,304	1,304	1,304	218.71	285,200
BSM	Basement	0	1,248	250	43.81	54,678
CTH	Cathedral Ceiling	0	624	62	21.73	13,560
DCK	Deck	0	228	23	22.06	5,030
FHS	Finished Half Story	312	624	312	109.36	68,238
Ttl Gross Liv / Lease Area		1,616	4,028	1,951		426,706

