

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
THIBEAULT ERNEST W			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
THIBEAULT SUSAN F			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	399,300	399,300
80 OTTER ROCK RD		SUPPLEMENTAL DATA			RES LAND	1010	470,300	470,300	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2256 Total Acres .938 Chapter Lan GIS ID F_866629_2843191			Cyclical Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	1,400	1,400
						Total		871,000	871,000

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
THIBEAULT ERNEST W		5575 0450	02-17-1984	U	I	35,000	1	Year	Code	Assessed	Year	Code	Assessed	
								2023	1010	314,100	2022	1010	286,900	
									1010	504,800		1010	320,700	
									1010	900		1010	900	
						Total		819,800	Total		608,500	Total		570,800

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

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	399,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,400
Appraised Land Value (Bldg)	470,300
Special Land Value	0
Total Appraised Parcel Value	871,000
Valuation Method	C
Total Appraised Parcel Value	871,000

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

NOTES									

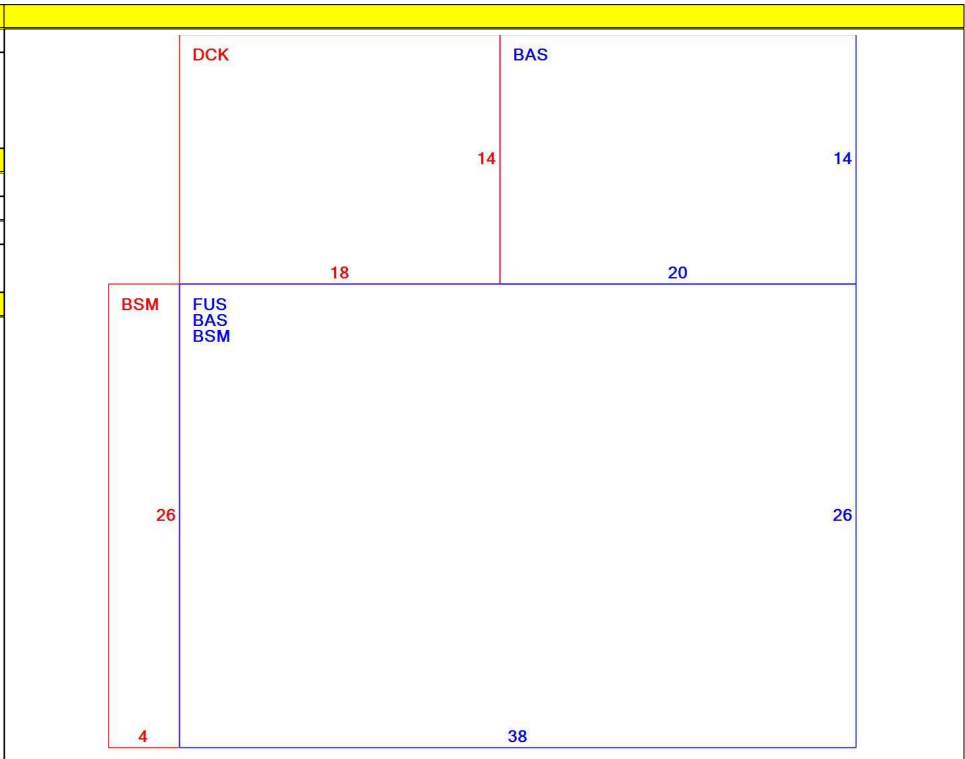
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result	
2015-37	04-06-2015	MN	Maintenance	8,349		100		RE-SIDE FRONT SECTION OF STRIP & REROOF 14X19 DECK 3 SEASON RM/14X20	04-12-2013	VGS			20	Field Review	
67	07-02-2007	MN	Maintenance	4,900		100			08-07-2007	BSB		1	00	Measure & Listed	
12971	10-12-1993	AD	Addition	4,000		100									
12613	11-17-1992	AD	Addition	9,000	01-01-1994	100									

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	0060	1.341			11.74	469,400
1	1010	Single Family	RC	Residual	0.020 AC	35,000.00	1.00000	5	1.00	0060	1.341			1.03	900
Total Card Land Units					0.94 AC	Parcel Total Land Area					0.94	Total Land Value			470,300

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description		
Style	03	Colonial	Bsmt Area	1092			
Model	01	Residential	Bsmt Type	04			
Grade	05	Ave/Good	Unfin Area	0.00	Full		
Stories	2						
Occupancy	1						
Exterior Wall 1	14	Wood Shingle					
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	4						
Full Baths	2						
Half Baths	0						
Extra Fixtures	0						
Total Rooms	9						
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	1092						

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

COST / MARKET VALUATION	
Net Other Adj	486,493
Replace Cost	18,980
Year Built	505,473
Effective Year Built	1984
Depreciation Code	2000
Remodel Rating	G
Year Remodeled	
Depreciation %	21
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	79
Cns Sect Rcnld	399,300
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
SHD1	Shed	L	96	21.00	1998	A	70	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,268	1,268	1,268	194.68	246,848	
BSM	Basement	0	1,092	218	38.86	42,439	
DCK	Deck	0	252	25	19.31	4,867	
FUS	Finished Upper Story	988	988	988	194.68	192,339	
Ttl Gross Liv / Lease Area		2,256	3,600	2,499		486,493	



80 OTTER ROCK RD

