

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
RICCIO JOSEPH T			0 Water	0 Cul-De-Sac	0 Average	Description	Code	Appraised	Assessed
RICCIO LAURIE B			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	520,000	520,000
78 BRICK HILL LN				0 Light		RES LAND	1010	427,400	427,400
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID				Cyclical 4					
Scnd Home				Exemption					
Tax Class T				W					
Tot Fin Area 2590				District					
Total Acres .54				Res Exem					
Chapter Lan									
GIS ID F_865016_2839029				Assoc Pid#					
							Total	947,400	947,400

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RICCIO JOSEPH T		11614 0241	01-28-1993	Q	I	195,000	00	Year	Code	Assessed	Year	Code	Assessed
CHIN LEONARD		5434 0251	01-15-1993	Q	I	195,000	00	2023	1010	397,300	2022	1010	326,800
CHIN LEONARD		5434 0251	08-19-1983	Q	I	129,000	00		1010	457,500	2021	1010	293,400
							Total	854,800	Total	620,200	Total	568,400	

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)	520,000
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	427,400
Special Land Value	0
Total Appraised Parcel Value	947,400
Valuation Method	C
Total Appraised Parcel Value	947,400

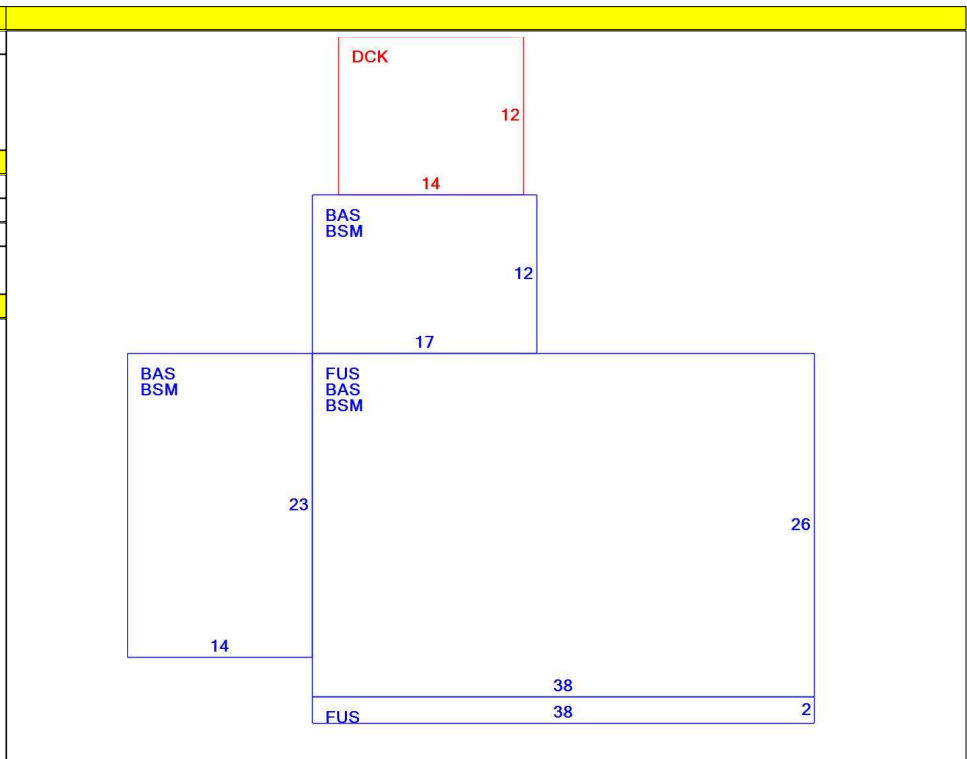
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0060			

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
20000269	07-06-2000	AD	Addition	25,000		100		KITCHEN AND DECK	10-20-2021	SJT	10		00	Measure & Listed
									08-13-2014	JLF		1	00	Measure & Listed
									04-12-2013	VGS			20	Field Review
									03-02-2001	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	RC	Primary	23,700 SF	13.45	1.00000	5	1.00	0060	1.341		1.0000	18.03	427,400
Total Card Land Units					0.54 AC	Parcel Total Land Area					0.54	Total Land Value			427,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1526	
Model	01	Residential	Bsmt Type	03	
Grade	06	Good	Unfin Area	0.00	Partial
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
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			616,994
Interior Floor 2			Net Other Adj		41,180
Heat Fuel	03	Gas	Replace Cost		658,174
Heat Type	05	Hot Water	Year Built		1979
AC Type	03	Central	Effective Year Built		2000
Bedrooms	4		Depreciation Code		G
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		21
Total Rooms	8		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	03	Modern	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		79
Gas Fireplaces	0		Cns Sect Rcnld		520,000
Sq Ft Fin Bsmt	420		Dep % Ovr		
FBM Quality	03	Average	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	2		Misc Imp Ovr Comment		
Bsmt Area	1526		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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,514	1,514	1,514	212.90	322,336	
BSM	Basement	0	1,514	303	42.61	64,510	
DCK	Deck	0	168	17	21.54	3,619	
FUS	Finished Upper Story	1,064	1,064	1,064	212.90	226,529	
Ttl Gross Liv / Lease Area		2,578	4,260	2,898		616,994	

