

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
GIBBS WILLIAM C			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed	905  DUXBURY, MA
66 SUMMER ST			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	415,400	415,400	
DUXBURY MA 02332		<b>SUPPLEMENTAL DATA</b>			RES LAND	1010	370,300	370,300		
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2722 Total Acres 1.498 Chapter Lan GIS ID F_864001_2836851		Cyclical 4 Exemption W District Res Exem Assoc Pid#			RESIDNTL	1010	47,000	47,000		
							Total	832,700	832,700	

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
GIBBS WILLIAM C	LCC	129609	12-18-2019	Q	I	659,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
LEE BRIAN B & ELIZABETH M TT	LCC	126450	02-28-2018	U	I	10	1A	2023	1010	412,500	2022	1010	371,600	2021	1010	365,200
LEE BRIAN B	LCC	106875	02-28-2005	U	I	1	1F		1010	385,100		1010	317,400		1010	264,500
LEE BRIAN B	LCC	103512	06-20-2003	Q	I	580,000	00		1010	31,600		1010	31,600		1010	31,600
								Total	829,200	Total	720,600	Total	661,300			

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int					
2024	22	22 VETERAN	400.00											
			Total				400.00							

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B		Tracing	Batch						
0050											
NOTES							Appraised Bldg. Value (Card) 415,400				
							Appraised Xf (B) Value (Bldg) 0				
							Appraised Ob (B) Value (Bldg) 47,000				
							Appraised Land Value (Bldg) 370,300				
							Special Land Value 0				
							Total Appraised Parcel Value 832,700				
							Valuation Method C				
							Total Appraised Parcel Value 832,700				

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
QPO-22-32	12-30-2022	MN	Maintenance	28,786		100	12-30-2022	REPLACE 8 WINDOWS	05-05-2020	SJD	9		20	Field Review
6	02-02-2007	MN	Maintenance	17,000		100		STRIP & REROOF	04-12-2013	VGS			20	Field Review
140	04-27-2005	RM	Remodel	8,000		100		REM EX 150SF BATHRM	10-11-2012	KP	6		30	Quality Control
									09-03-2005	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	40,000	SF 8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000	
1	1010	Single Family	RC	Residual	0.580	AC 35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	20,300	
Total Card Land Units					1.50	AC	Parcel Total Land Area					1.50	Total Land Value			370,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	11	Antique	Bsmt Area	1073	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
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			S
Roof Cover	10	Wood Shingle	Adjust Type	Code	Description
Interior Wall 1	05	Drywall	Condo Flr		Factor%
Interior Wall 2			Condo Unit		
Interior Floor 1	12	Hardwood	<b>COST / MARKET VALUATION</b>		
Interior Floor 2					
Heat Fuel	02	Oil	Net Other Adj		588,552
Heat Type	05	Hot Water	Replace Cost		31,465
AC Type	03	Central	Year Built		620,017
Bedrooms	4		Effective Year Built		1710
Full Baths	3		Depreciation Code		1988
Half Baths	0		Remodel Rating		A
Extra Fixtures	0		Year Remodeled		
Total Rooms	7		Depreciation %		33
Bath Style	02	Average	Functional Obsol		
Kitchen Style	02	Average	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	2		Condition		
Extra Openings	3		Condition %		
Gas Fireplaces	0		Percent Good		67
Sq Ft Fin Bsmt	0		Cns Sect Rcnd		415,400
FBM Quality			Dep % Ovr		
Foundation	03	Stone	Dep Ovr Comment		
Bsmt Garage	0		Misc Imp Ovr		
Bsmt Area	1073		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
BRN3	Barn - 1 St w/L	L	1,290	52.00	1980	A	70	C	1.00	47,000

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,361	1,361	1,361	198.10	269,613
BSM	Basement	0	1,073	215	39.69	42,591
FSP	Screened Porch	0	168	34	40.09	6,735
FUS	Finished Upper Story	1,361	1,361	1,361	198.10	269,613
Ttl Gross Liv / Lease Area		2,722	3,963	2,971		588,552

FSP

14

12

FUS  
BAS

24

FUS  
BAS  
BSM

12

29

37

