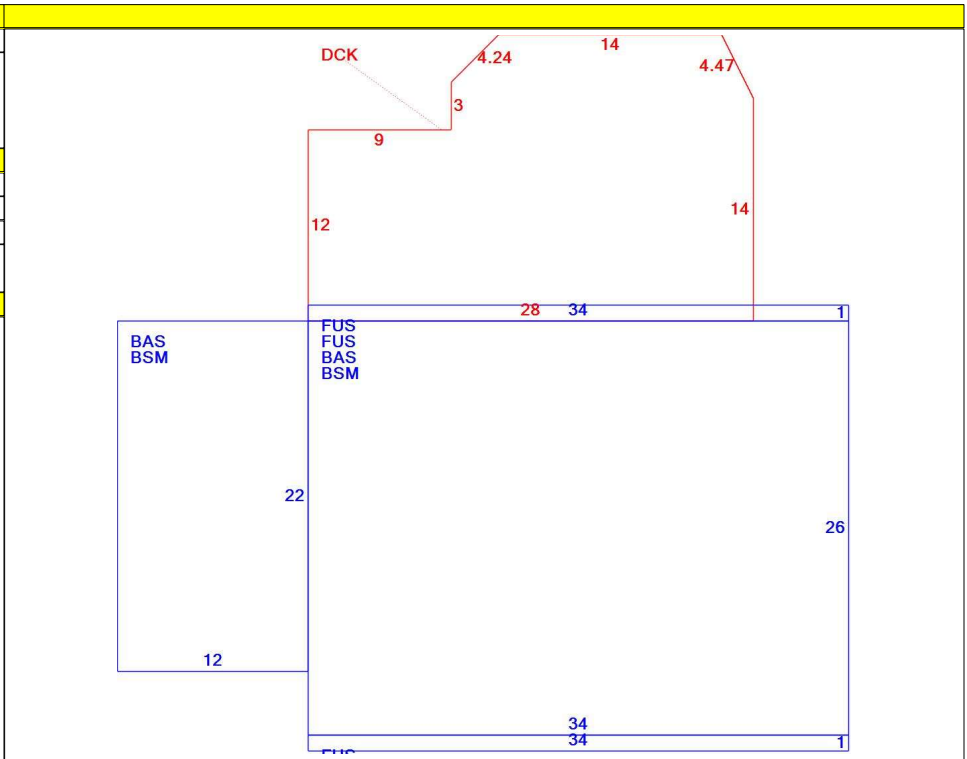


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				905 DUXBURY, MA						
CRISTOFORO CHARLES A CRISTOFORO PATRICIA M 18 STOCKADE PATH		0	0	0	0	0	0	Description	Code	Appraised	Assessed									
		0	0	0	0	0	0	Average	1010	354,300	354,300									
		0	0	0	0	0	0	Average	1010	475,100	475,100									
		0	0	0	0	0	0	Average	1010	2,000	2,000									
SUPPLEMENTAL DATA																				
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2100 Total Acres 1.038 Chapter Lan GIS ID F_862564_2835704						Cyclical 2 Exemption W District Res Exem														
DUXBURY MA 02332																				
										Total	831,400	831,400								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
CRISTOFORO CHARLES A				6090	0221	05-08-1985		Q	I	160,000		00	Year	Code	Assessed	Year	Code	Assessed		
												2023	1010	269,300	2022	1010	246,300	2021	1010	228,300
													1010	509,800		1010	323,900		1010	312,500
													1010	1,300		1010	1,300		1010	1,300
										Total	780,400	Total	571,500	Total	542,100					
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																				
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			
QPO-22-2	01-06-2022	MN	Maintenance	1,000		100	01-06-2022	WEATHERIZATION/AIR SEALIN				08-20-2018	JLF			20	Field Review			
QPO-20-12	10-05-2020	MN	Maintenance	1,681		100		Replace 4 basement windows.				04-12-2013	VGS			20	Field Review			
2017-10	07-24-2017	MS	Miscellaneous	4,000	08-20-2018	100		8 X 12 ' UTILITY BLDG				11-28-2007	BSB			01	Measure - No Entry			
34	03-29-2012	MN	Maintenance	1,400		100		REMOVE PARTITION WALL AN												
82	07-12-2006	MN	Maintenance	5,000		100		RPL 9 WINDOWS												
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					1.0000	11.74	469,400		
1	1010	Single Family	RC	Residual	0.122	AC 35,000.00	1.00000	5	1.00	0060	1.341					1.0000	1.07	5,700		
Total Card Land Units					1.04	AC	Parcel Total Land Area					1.04	Total Land Value					475,100		

VISION

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1148	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	2				
Occupancy	1		CONDO DATA		
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			COST / MARKET VALUATION		
Interior Floor 1	12	Hardwood	Net Other Adj		475,708
Interior Floor 2			Replace Cost		23,270
Heat Fuel	02	Oil	Year Built		498,977
Heat Type	04	Forced Air-Duc	Effective Year Built		1972
AC Type	01	None	Depreciation Code		1992
Bedrooms	4		Remodel Rating		A
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		29
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		71
Extra Openings	0		Cns Sect Rcnd		354,300
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1148		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	2017	E	100	C	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,148	1,148	1,148	200.38	230,039
BSM	Basement	0	1,148	230	40.15	46,088
DCK	Deck	0	441	44	19.99	8,817
FUS	Finished Upper Story	952	952	952	200.38	190,764
Ttl Gross Liv / Lease Area		2,100	3,689	2,374		475,708



18 STOCKADE PATH

