

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CIBOTTI BRIAN E 47 PARK VIEW TER DUXBURY MA 02332			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	167,500	167,500
		SUPPLEMENTAL DATA			0 Medium		RES LAND	1010	357,600
		Alt Prcl ID	Cyclical 2			RESIDNTL	1010	11,700	11,700
		Scnd Home	Exemption 22						
		Tax Class T	W						
		Tot Fin Area 1200	District						
		Total Acres 1.128	Res Exem						
		Chapter Lan							
		GIS ID F_863865_2834756	Assoc Pid#						
						Total	536,800	536,800	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)				
CIBOTTI BRIAN E TT	57738 67	03-13-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
CIBOTTI BRIAN E	41969 0071	09-19-2012	U	I	1	1A	2023	1010	179,900	2022	1010	157,500
CIBOTTI BRIAN JR	32526 0128	04-18-2006	Q	I	375,000	00		1010	371,600		1010	306,300
LEE CHRISTOPHER K	22320 0267	06-26-2002	Q	I	300,000	00		1010	9,000		1010	9,000
PEISEL THOMAS E	18471 0067	04-27-2000	Q	I	240,000	00						
							Total	560,500	Total	472,800	Total	420,200

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
2024	22	22 VETERAN	400.00						Appraised Bldg. Value (Card) 167,500			
			Total					Appraised Xf (B) Value (Bldg) 0				
								Appraised Ob (B) Value (Bldg) 11,700				
								Appraised Land Value (Bldg) 357,600				
								Special Land Value 0				
								Total Appraised Parcel Value 536,800				
								Valuation Method C				
								Total Appraised Parcel Value 536,800				

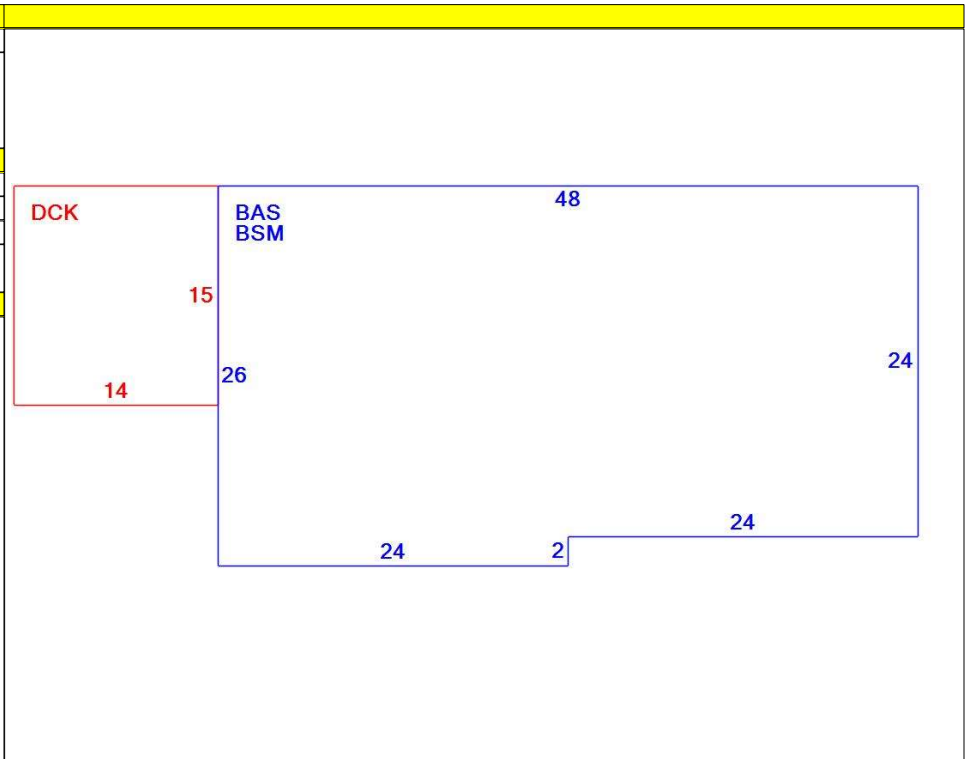
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

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
BPO-21-547	12-17-2021	MN	Maintenance	9,603		100	12-17-2021	REPLACE PATIO DOOR	07-10-2014	JLF	5		01	Measure - No Entry
2017-177	05-25-2017	MS	Miscellaneous	4,366		100		AIRSEALING, DOOR SWEEPS,	04-12-2013	VGS			20	Field Review
2013-135	06-17-2013	NC	New Construct	12,000	07-10-2014	100		CONSTRUCT A 12X20 ONE LE	09-29-2007	BSB			01	Measure - No Entry
58	06-02-2009	MN	Maintenance	3,500		100		REPLACE 13 WINDOWS						
5	09-21-2007	MS	Miscellaneous	0		100		WOODSTOVE IN CELLAR						

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	0.217 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.80	7,600
Total Card Land Units					1.14 AC	Parcel Total Land Area					1.14	Total Land Value			357,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1200	
Model	01	Residential	Bsmt Type	03	
Grade	03	Average	Unfin Area	0.00	Partial
Stories	1		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					S
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			217,484
Interior Floor 2			Net Other Adj		18,375
Heat Fuel	02	Oil	Replace Cost		235,859
Heat Type	05	Hot Water	Year Built		1969
AC Type	03	Central	Effective Year Built		1992
Bedrooms	4		Depreciation Code		A
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	1		Percent Good		71
Gas Fireplaces	0		Cns Sect Rcnld		167,500
Sq Ft Fin Bsmt	379		Dep % Ovr		
FBM Quality	02	Low Quality	Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1200		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
FGR1	Garage - 1 Sto	L	240	52.00	2013	G	85	C	1.00	10,600
SHD1	Shed	L	64	21.00	2008	G	85	C	1.00	1,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,200	1,200	1,200	148.86	178,632
BSM	Basement	0	1,200	240	29.77	35,726
DCK	Deck	0	210	21	14.89	3,126
Ttl Gross Liv / Lease Area		1,200	2,610	1,461		217,484

