

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MAGGIO STEVEN J			0 Water	0 Subdivision	0 Average	Description	Code	Appraised	Assessed	905 DUXBURY, MA
MAGGIO KAREN M			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	667,300	667,300	
97 ISLAND CREEK RD				0 Medium		RES LAND	1010	471,700	471,700	
						RESIDNTL	1010	1,800	1,800	
SUPPLEMENTAL DATA										
DUXBURY MA 02332	Alt Prcl ID	Cyclical 6								
	Scnd Home	Exemption								
	Tax Class T	W								
	Tot Fin Area 2698	District								
	Total Acres .968	Res Exem								
	Chapter Lan									
	GIS ID F_871355_2835715	Assoc Pid#								
							Total	1,140,800	1,140,800	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MAGGIO STEVEN J	LCC	97237	04-14-2000	Q	I	547,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
ZABILSKI JANET L	LCC	325569	09-13-1991	Q	I	254,000	00	2023	1010	513,500	2022	1010	471,900	2021	1010	416,000
									1010	506,300		1010	321,700		1010	311,300
									1010	1,200		1010	1,200		1010	1,200
								Total	1,021,000	Total	794,800	Total	728,500			

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			
									Appraised Bldg. Value (Card) 667,300			
									Appraised Xf (B) Value (Bldg) 0			
									Appraised Ob (B) Value (Bldg) 1,800			
									Appraised Land Value (Bldg) 471,700			
									Special Land Value 0			
									Total Appraised Parcel Value 1,140,800			
									Valuation Method C			
									Total Appraised Parcel Value 1,140,800			

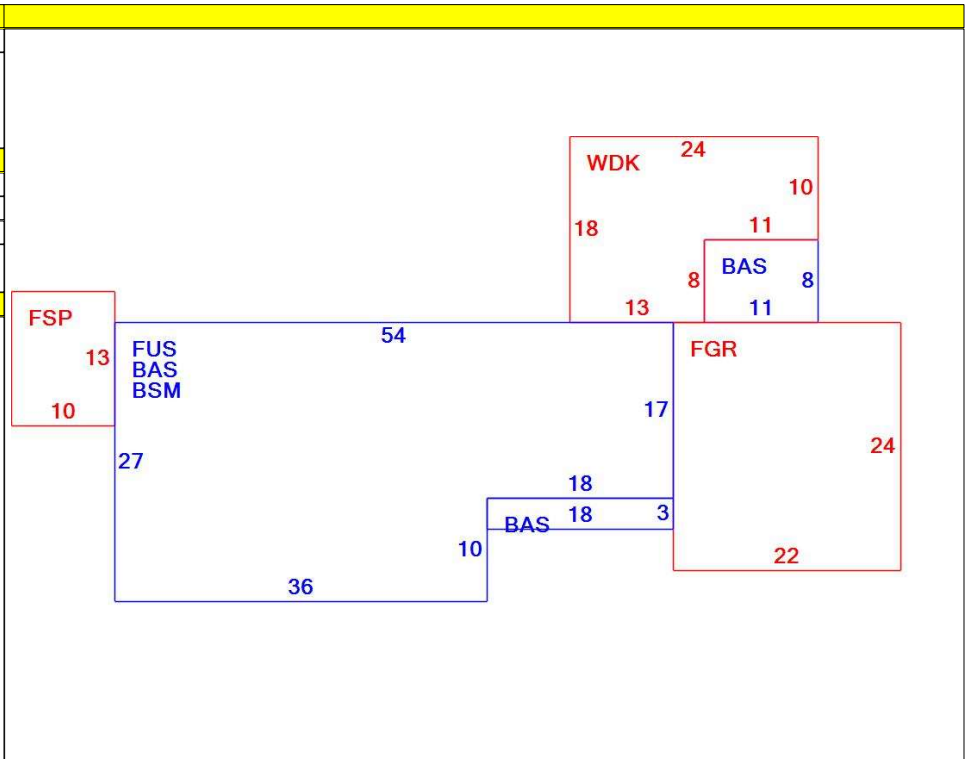
ASSESSING NEIGHBORHOOD		Tracing		Batch	
Nbhd	Nbhd Name	B			
0060					

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
2018-191	05-22-2018	RM	Remodel	27,510		100	05-23-2018	RM EXISTING 830' FINISHED B		06-24-2020	SJT	5		20	Field Review
2013-12	01-14-2013	RM	Remodel	45,500	07-26-2013	100		REMODEL/REFURBISH 3 EXIS		07-26-2013	BH			01	Measure - No Entry
8	02-22-2011	MN	Maintenance	3,500	07-26-2013	100		RPL ENTRY DOOR		04-12-2013	VGS			20	Field Review
13828	09-25-1995	NC	New Construct	27,525	09-18-1997	100		4 ADDITIONS		03-12-2008	BSB			01	Measure - No Entry
12620	11-24-1992	MN	Maintenance		05-31-1996	100		STOVE FAMILY ROOM							

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	0.050 AC	35,000.00	1.00000	5	1.00	0060	1.341			1.0000	1.06	2,300
Total Card Land Units					0.97 AC	Parcel Total Land Area					0.97	Total Land Value				471,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1278	
Model	01	Residential	Bsmt Type	00	
Grade	08	Excellent	Unfin Area	0.00	N/A
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	11	Clapboard			B
Exterior Wall 2	14	Wood Shingle			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	Net Other Adj		804,065
Interior Floor 2			Replace Cost		73,938
Heat Fuel	03	Gas	Year Built		1969
Heat Type	05	Hot Water	Effective Year Built		1997
AC Type	03	Central	Depreciation Code		G
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		24
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	2		Percent Good		76
Extra Openings	0		Cns Sect Rcnd		667,300
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	830		Dep Ovr Comment		
FBM Quality	05	Living Area	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1278		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	120	21.00	1986	A	70	C	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,420	1,420	1,420	249.32	354,038
BSM	Basement	0	1,278	256	49.94	63,827
FGR	Garage	0	528	211	99.63	52,607
FSP	Screened Porch	0	130	26	49.86	6,482
FUS	Finished Upper Story	1,278	1,278	1,278	249.32	318,634
WDK	Deck	0	344	34	24.64	8,477
Ttl Gross Liv / Lease Area		2,698	4,978	3,225		804,065

