

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT										
MARINELLI CAROL LYNN			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed							
MARINELLI PETER CHARLES			0 No Sewer	0 Paved	0 Average	RESIDNTL	1020	522,600	522,600							
70 PARKS ST #22		<b>SUPPLEMENTAL DATA</b>				Alt Prcl ID 082/160.0-0272-0001. Cyclical Exemption 6 Scnd Hom W Tax Class T District Res Exem Tot Fin Are 1794 Total Acres Chapter La GIS ID F_867867_2827954 Assoc Pid#										
DUXBURY MA 02332																
						Total	522,600	522,600								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MARINELLI CAROL LYNN		57552 76	12-28-2022	Q	I	549,000	00	Year	Code	Assessed	Year	Code	Assessed			
BARRETT THOMAS P TT		47084 0098	06-22-2016	U	I	100	1A	2023	1020	514,000	2022	1020	433,200			
BARRETT THOMAS P		14761 0004	11-01-1996	Q	I	198,000	00	2021	1020	417,300						
CHERNEY DAVID E		7892 0226	06-03-1993	Q	I	207,500	00	Total		514,000	Total 433,200		Total 417,300			
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
Total		0.00														
ASSESSING NEIGHBORHOOD																
Nbhd		Nbhd Name		B		Tracing		Batch								
0001																
NOTES																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpose/Result		
BPO-21-328	07-09-2021	MN	Maintenance	17,000		100	07-09-2021	AIR SEALING	02-27-2023	SJD	9	1	00	Measure & Listed		
189	12-06-2010	MN	Maintenance	5,000		100		REPL 4 WINDOWS	11-17-2021	SJT	10		20	Field Review		
115	09-20-2007	MN	Maintenance	9,000		100		REPLACE 10 WINDOWS	11-03-2020	SJT	10		20	Field Review		
112	09-17-2007	MN	Maintenance	2,000		100		REPLACE 1 WINDOW	07-02-2013	SJD	3		30	Quality Control		
20010155	05-02-2001	MN	Maintenance	3,000	07-26-2002	100		3 VELEX SKYLIGHTS	04-15-2005	KP		1	00	Measure & Listed		
15036	07-17-1998	RM	Remodel	1,000		100		3'WNDW-GAR&KTCH DOOR								
14680	09-29-1997	MN	Maintenance	22,000		100		STRIP + REROOF								
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	1020	Condo			0.000 AC	0.00	1.00000	0	1.00	0000	1.000		0.0000	0	0	
Total Card Land Units					0.00 AC	Parcel Total Land Area					0.00	Total Land Value				0

**VISION**

905

DUXBURY, MA

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium	AMENITY 1	4	WO Bsmt
Model	05	Res Condo	Amenity 2	2	Deck
Grade	06	Good	Amenity 3		
Stories	2				
Occupancy			<b>CONDO DATA</b>		
Interior Wall 1	05	Drywall	Parcel Id	8009	C   8009
Interior Wall 2					Owne
Interior Floor 1	12	Hardwood		70 Parks St	B   1   S   1
Interior Floor 2			Adjust Type	Code	Description
Heat Fuel	03	Gas	Condo Flr	B2TC	2 Bedroom TC
Heat Type	04	Forced Air-Duc	Condo Unit	1A	1A
AC Type	03	Central			Factor%
CNS Bedrooms	2		<b>COST / MARKET VALUATION</b>		
Full Baths	2		Net Other Adj		672,878
Half Baths	1		Replace Cost		14,700
Extra Fixtures	0		Year Built		687,586
Total Rooms	6		Effective Year Built		1986
Bath Style	02	Average	Depreciation Code		1997
Kitchen Style	02	Average	Remodel Rating		A
Kitchen Type	4	Full Eat-In	Year Remodeled		
Kitchen Func	1		Depreciation %		24
Parking Class	3	Deeded	Functional Obsol		
SF Basement	1035		External Obsol		
Bsmt Garage			Trend Factor		1.000
Fireplaces	1		Condition		
Part Bedroom	0		Condition %		
FBM Quality			Percent Good		76
SF Fin Bsmt	0		Cns Sect Rcnd		522,600
Extra Openings	0		Dep % Ovr		
Gas Fireplace	0		Dep Ovr Comment		
Parking			Misc Imp Ovr		
AMENITY 1	4	WO Bsmt	Misc Imp Ovr Comment		
Amenity 2	2	Deck	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
GRN1	Greenhouse -	L	1	52.00	2017	G	85	C	1.00	0

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,102	1,102	1,102	296.42	326,657
BSM	Basement	0	1,035	207	59.28	61,359
FGR	Garage	0	270	108	118.57	32,014
FUS	Finished Upper Story	837	837	837	296.42	248,105
WDK	Deck	0	160	16	29.64	4,743
Ttl Gross Liv / Lease Area		1,939	3,404	2,270		672,878

FUS (837 sf)
BAS (1,102 sf)
BSM (1,035 sf)
FGR (270 sf)
WDK (160 sf)

