

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
CASTANON CHRISTOPHER P CASTANON MARISA C 201 MARSHALL ST  DUXBURY MA 02332		0	Water	0	Two-Way	0	Average	Description	Code	Appraised	Assessed
		0	No Sewer	0	Paved	0	Average	RESIDNTL	1010	784,800	784,800
				0	Medium			RES LAND	1010	568,500	568,500
<b>SUPPLEMENTAL DATA</b>											
		Alt Prcl ID Scnd Home LEASED Tax Class T Tot Fin Area 2558 Total Acres .19 Chapter Lan		Cyclical Exemption W District Res Exem		7					
GIS ID F_871801_2830088		Assoc Pid#						Total		1,353,300	1,353,300

905  
 DUXBURY, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
CASTANON CHRISTOPHER P		20788	0217	10-29-2001	Q	I	245,000	00	Year	Code	Assessed	Year	Code	Assessed
CHANDLER MARGARET C		17083	0095	01-26-1999	U	I	100	1F	2023	1010	601,600	2022	1010	552,100
CUTLER JOHN H		5422	0106	08-05-1983	Q	I	69,000	00		1010	654,900	2021	1010	501,000
		Total								1,256,500		Total		1,053,100
												Total		963,000

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												APPRAISED VALUE SUMMARY				
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				784,800		
0080										Appraised Xf (B) Value (Bldg)				0		
										Appraised Ob (B) Value (Bldg)				0		
										Appraised Land Value (Bldg)				568,500		
										Special Land Value				0		
										Total Appraised Parcel Value				1,353,300		
										Valuation Method				C		
										Total Appraised Parcel Value				1,353,300		

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
4	01-03-2002	NC	New Construct	187,000		100		SINGLE FAM DWELLING		11-21-2019	SJT	10		01	Measure - No Entry
3	01-03-2002	DM	Demolish	3,500		100		DEMO 21x26 DWELLING		04-12-2013	VGS			20	Field Review
										04-13-2008	BSB		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	8,276	SF	30.47	1.00000	5	1.00	0080	1.503	VIEW FROM ALMOST EVERY	V150	1.5000	68.69	568,500
Total Card Land Units					0.19	AC	Parcel Total Land Area					0.19	Total Land Value			568,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	790	
Model	01	Residential	Bsmt Type	04	
Grade	09	Custom	Unfin Area	615.00	Full
Stories	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable			
Roof Cover	03	Asphalt			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas	Net Other Adj		799,985
Heat Type	04	Forced Air-Duc	Replace Cost		62,463
AC Type	03	Central	Year Built		862,448
Bedrooms	3		Effective Year Built		2002
Full Baths	4		Depreciation Code		2012
Half Baths	1		Remodel Rating		E
Extra Fixtures	3		Year Remodeled		
Total Rooms	7		Depreciation %		9
Bath Style	03	Modern	Functional Obsol		
Kitchen Style	03	Modern	External Obsol		
Extra Kitchens	0		Trend Factor		1.000
Fireplaces	2		Condition		
Extra Openings	0		Condition %		
Gas Fireplaces	0		Percent Good		91
Sq Ft Fin Bsmt	175		Cns Sect Rcnd		784,800
FBM Quality	03	Average	Dep % Ovr		
Foundation	06	Poured Conc	Dep Ovr Comment		
Bsmt Garage	2		Misc Imp Ovr		
Bsmt Area	790		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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,185	1,185	1,185	279.81	331,578	
BSM	Basement	0	810	162	55.96	45,330	
DCK	Deck	0	259	26	28.09	7,275	
FHS	Finished Half Story	188	375	188	140.28	52,605	
FUS	Finished Upper Story	1,185	1,185	1,185	279.81	331,578	
UAT	Unfinished Attic	0	750	113	42.16	31,619	
Ttl Gross Liv / Lease Area		2,558	4,564	2,859		799,985	

