

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CISLO JOHN A			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
CISLO CATHERINE B			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	493,200	493,200
234 CRESCENT ST		SUPPLEMENTAL DATA			RES LAND	1010	1,219,600	1,219,600	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2776 Total Acres .92 Chapter Lan GIS ID F_877833_2832133			Cyclical 9 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	5,700	5,700
						Total	1,718,500	1,718,500	

905
 DUXBURY, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CISLO JOHN A	38603	0056	06-08-2010	Q	I	799,000	00	Year	Code	Assessed	Year	Code	Assessed
KAHL MICHAEL F	32479	0135	04-06-2006	Q	I	840,000	00	2023	1010	374,900	2022	1010	314,800
									1010	1,063,900		1010	723,800
									1010	3,800		1010	3,800
								Total	1,442,600	Total	1,042,400	Total	922,200

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card) 493,200
 Appraised Xf (B) Value (Bldg) 0
 Appraised Ob (B) Value (Bldg) 5,700
 Appraised Land Value (Bldg) 1,219,600
 Special Land Value 0
 Total Appraised Parcel Value 1,718,500
 Valuation Method C

Total Appraised Parcel Value 1,718,500

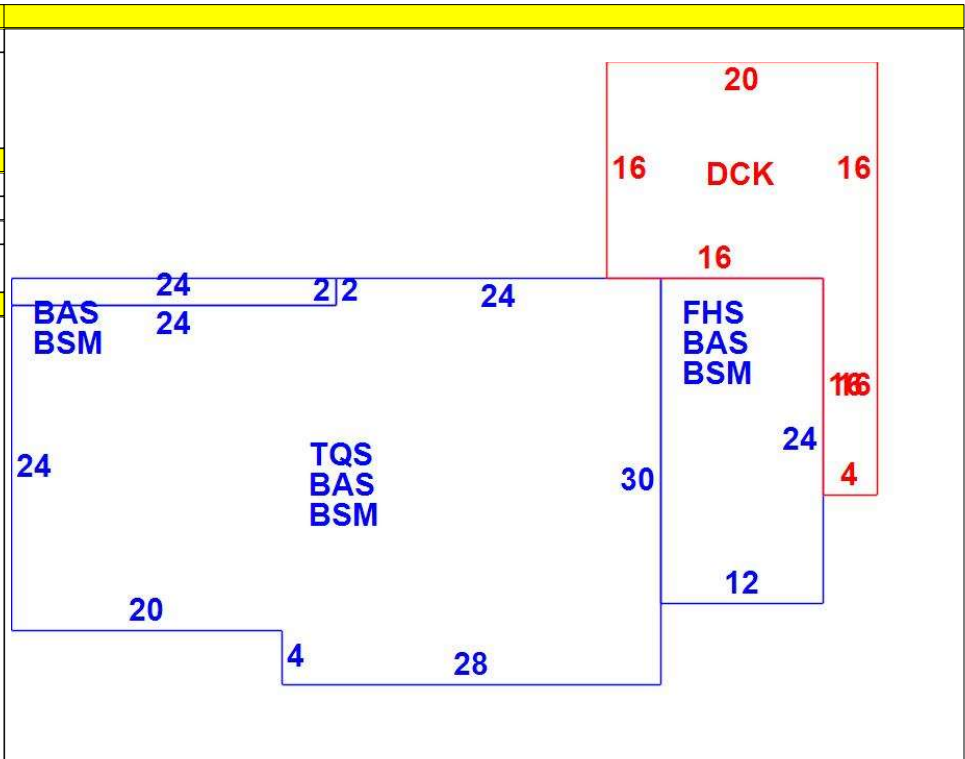
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0090			

NOTES									
NEW ROOF AND SIDING AS OF 6/07									

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-23-99	03-28-2023	RM	Remodel	26,500	05-17-2022	100	05-12-2023	REMOTL 2ND FL BATHRM. RE	09-09-2022	SJT	5		30	Quality Control
BPO-21-546	12-21-2021	BP	Bldg Permit	35,000	05-17-2022	100		RAZE DECK REPLACE W/16X3	05-17-2021	SJT	5		01	Measure - No Entry
									03-26-2015	SJD	0	1	00	Measure & Listed
									04-12-2013	VGS			20	Field Review
									11-22-2010	KP		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	40,075 SF	8.75	1.00000	5	1.00	0090	3.661		ES95	0.9500	30.43	1,219,600	
Total Card Land Units					0.92	AC	Parcel Total Land Area					0.92	Total Land Value				1,219,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1648	
Model	01	Residential	Bsmt Type	04	
Grade	05	Ave/Good	Unfin Area	0.00	Full
Stories	1.75		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2	20	Brick/Masonry			S
Roof Structure	03	Gable	Adjust Type	Code	Description
Roof Cover	10	Wood Shingle	Condo Flr		Factor%
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	09	Pine/Soft Wood	Net Other Adj		629,592
Interior Floor 2			Replace Cost		694,592
Heat Fuel	03	Gas	Year Built		1967
Heat Type	05	Hot Water	Effective Year Built		1992
AC Type	06	Partial	Depreciation Code		A
Bedrooms	5		Remodel Rating		
Full Baths	6		Year Remodeled		
Half Baths	0		Depreciation %		29
Extra Fixtures	2		Functional Obsol		
Total Rooms	11		External Obsol		
Bath Style	03	Modern	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		71
Extra Openings	2		Cns Sect Rcnd		493,200
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	800		Dep Ovr Comment		
FBM Quality	03	Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1648		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
PTO	Patio	L	540	15.00	2000	A	70	C	1.00	5,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,648	1,648	1,648	200.25	330,015
BSM	Basement	0	1,648	330	40.10	66,083
DCK	Deck	0	384	38	19.82	7,610
FHS	Finished Half Story	144	288	144	100.13	28,836
TQS	Three Quarter Story	984	1,312	984	150.19	197,048
Ttl Gross Liv / Lease Area		2,776	5,280	3,144		629,592

