

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
YUCIUS DONALD P			0 Water	0 Two-Way	0 Average	Description	Code	Appraised	Assessed
YUCIUS JENNIFER R			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	593,700	593,700
244 PINE ST		SUPPLEMENTAL DATA			RESIDNTL	1010	353,200	353,200	
DUXBURY MA 02332		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2289 Total Acres 1.008 Chapter Lan GIS ID F_855223_2835240			Cyclical 2 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	49,000	3,100
						Total		995,900	950,000

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
YUCIUS DONALD P		16283 0008	06-10-1998	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	
CHRISTENSON DONALD C		3347 0739	02-08-1967	U	I	0	1	2023	1010	446,900	2022	1010	372,100	
									1010	367,300		1010	302,700	
									1010	800		1010	800	
						Total		815,000	Total		675,600	Total		617,900

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)	593,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	49,000
Appraised Land Value (Bldg)	353,200
Special Land Value	0
Total Appraised Parcel Value	995,900
Valuation Method	C
Total Appraised Parcel Value	995,900

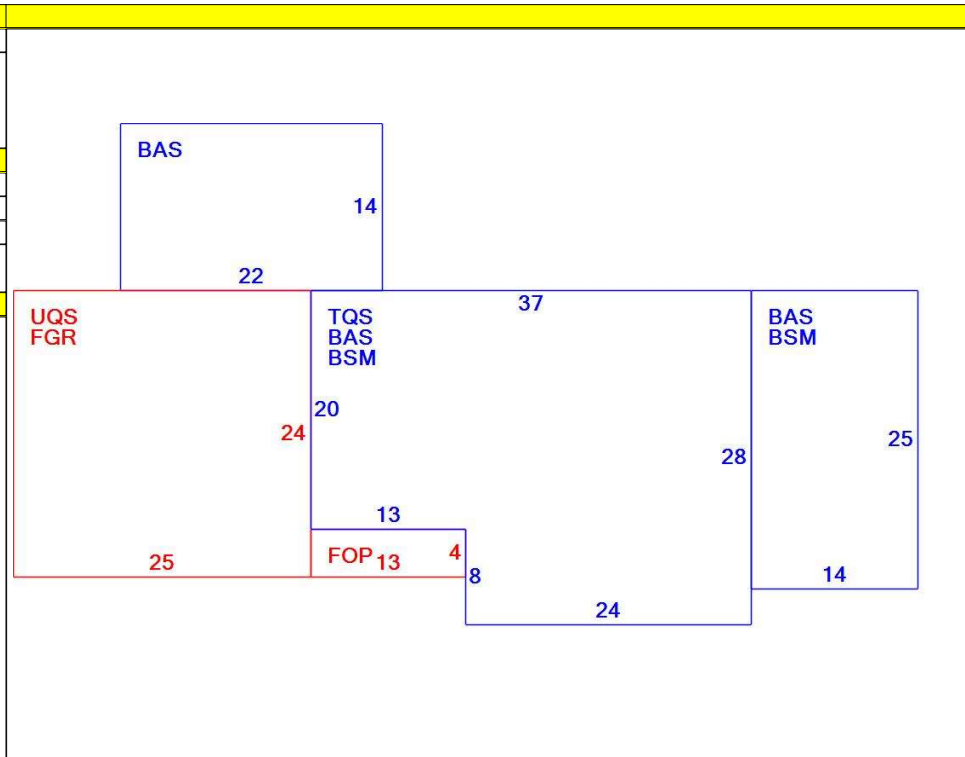
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			

NOTES											
REAR GATED/NO ACCESS 6/2014 - JLF											

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
2014-88	04-08-2014	MN	Maintenance	31,500		100		INSTALL RAILS AND HARDWAR 2 STY W/GAR	06-12-2014	JLF	10		01	Measure - No Entry
15309	02-04-1999	NC	New Construct	136,000	01-15-2000	100			04-12-2013	VGS			20	Field Review
									01-15-2000	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	40,000 SF	8.75	1.00000	5	1.00	0050	1.000		1.0000	8.75	350,000
1	1010	Single Family	RC	Residual	0.090 AC	35,000.00	1.00000	5	1.00	0050	1.000		1.0000	0.82	3,200
Total Card Land Units					1.01 AC	Parcel Total Land Area					1.01	Total Land Value			353,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1282	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	450.00	Full
Stories	1.75		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	18	Asphalt			B
Exterior Wall 2					S
Roof Structure	02	Shed	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	12	Hardwood	Net Other Adj		637,172
Interior Floor 2			Replace Cost		22,475
Heat Fuel	02	Oil	Year Built		659,647
Heat Type	05	Hot Water	Effective Year Built		1999
AC Type	03	Central	Depreciation Code		2011
Bedrooms	3		Remodel Rating		E
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		90
Extra Openings	0		Cns Sect Rcnd		593,700
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	0		Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	0		Cost to Cure Ovr		
Bsmt Area	1282		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
SPL4	Above Ground	L	450	8.00	2013	G	85	C	1.00	3,100
SLR	Solar Panels	L	36	1050.00	2014	G	85	C	1.00	45,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,590	1,590	1,590	212.18	337,364
BSM	Basement	0	1,282	256	42.37	54,318
FGR	Garage	0	600	240	84.87	50,923
FOP	Open Porch	0	52	8	32.64	1,697
TQS	Three Quarter Story	699	932	699	159.13	148,313
UQS	Unfin 3/4 Story	0	600	210	74.26	44,557
Ttl Gross Liv / Lease Area		2,289	5,056	3,003		637,172

