

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT									
JEFFCOTE MARY ELLEN 30 CROSSCREEK LN DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	Description		Code	Appraised	Assessed	905 DUXBURY, MA VISION						
		0	No Sewer	0	Paved	0	Average	RESIDENTL		1010	521,300	521,300							
				0	Light			RES LAND		1010	452,800	452,800							
SUPPLEMENTAL DATA													Total	974,100	974,100				
Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2432 Total Acres .777 Chapter Lan GIS ID F_870469_2846366				Cyclical 5 Exemption W District Res Exem Assoc Pid#															
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)								
JEFFCOTE MARY ELLEN			21250	0262	12-31-2001	U	I	1	1F		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
											2023	1010	395,500	2022	1010	375,300	2021	1010	339,100
												1010	486,500		1010	311,400		1010	296,700
											Total		882,000	Total		686,700	Total		635,800
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)				521,300		
0060													Appraised Xf (B) Value (Bldg)				0		
													Appraised Ob (B) Value (Bldg)				0		
													Appraised Land Value (Bldg)				452,800		
													Special Land Value				0		
													Total Appraised Parcel Value				974,100		
													Valuation Method				C		
													Total Appraised Parcel Value				974,100		
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		
160	09-20-2011	MN	Maintenance	3,500		100		1 DOOR				09-28-2020	SJT	10		20	Field Review		
												04-12-2013	VGS			20	Field Review		
												01-30-2008	BSB			01	Measure - No Entry		
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	PD	Primary	33,829 SF	9.98	1.00000	5	1.00	0060	1.341				1.0000		13.38	452,800	
Total Card Land Units					0.78	AC	Parcel Total Land Area					0.78	Total Land Value					452,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1470	
Model	01	Residential	Bsmt Type	04	
Grade	07	Very Good	Unfin Area	0.00	Full
Stories	2		CONDO DATA		
Occupancy	1		Parcel Id		C
Exterior Wall 1	14	Wood Shingle			B
Exterior Wall 2					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		632,542
Interior Floor 2			Replace Cost		27,360
Heat Fuel	02	Oil	Year Built		1983
Heat Type	05	Hot Water	Effective Year Built		2000
AC Type	01	None	Depreciation Code		G
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		21
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	02	Average	Trend Factor		1.000
Kitchen Style	02	Average	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnd		521,300
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	2		Cost to Cure Ovr		
Bsmt Area	1470		Cost to Cure Ovr Comment		

		FSP		14
				16
BSM	FUS	BAS	BAS	22
			BSM	
26		26		16
3		40		

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	1,392	1,392	1,392	228.27	317,755	
BSM	Basement	0	1,470	294	45.65	67,112	
FSP	Screened Porch	0	224	45	45.86	10,272	
FUS	Finished Upper Story	1,040	1,040	1,040	228.27	237,403	
Ttl Gross Liv / Lease Area		2,432	4,126	2,771		632,542	

