

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
SINCLAIR DOUGLAS S & DEBORAH		0	Water	0	Cul-De-Sac	0	Average	Description	Code	Appraised	Assessed		
SINCLAIR FAMILY LIVING TRUST		0	No Sewer	0	Paved	0	Average	RESIDENTL	1010	483,900	483,900		
60 CROSSCREEK LN		SUPPLEMENTAL DATA					RES LAND	1010	465,100	465,100	905		
DUXBURY MA 02332		Alt Prcl ID		Cyclical		5						DUXBURY, MA	
		Scnd Home		Exemption								VISION	
		Tax Class T		W									
		Tot Fin Area 1999		District									
		Total Acres .884		Res Exem									
		Chapter Lan		Assoc Pid#									
GIS ID F_870597_2845937								Total		949,000	949,000		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SINCLAIR DOUGLAS S & DEBORAH A TT		49935 0176	06-19-2018	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SINCLAIR DOUGLAS S		14455 0270	06-21-1996	Q	I	275,800	00	2023	1010	365,600	2022	1010	319,600	2021	1010	318,700
BROWN R BRUCE		9779 0059	06-01-1990	Q	I	255,000	00		1010	499,400		1010	318,200		1010	305,800
		Total						Total		865,000	Total		637,800	Total		624,500

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							
0060											
NOTES											
Total Appraised Parcel Value						949,000					

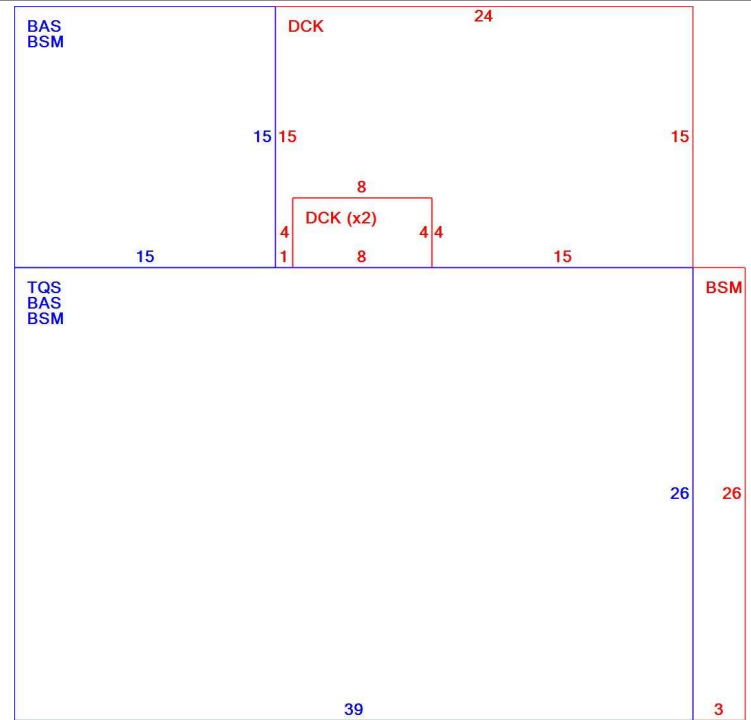
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result
14140	08-05-1996	NC	New Construct	2,000	09-17-1998	100		8X12 STORAGE SHED		06-09-2015	JLF	7	1	00	Measure & Listed
										04-12-2013	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	38,493 SF	9.01	1.00000	5	1.00	0060	1.341			1.0000	12.08	465,100
Total Card Land Units					0.88	AC	Parcel Total Land Area					0.88	Total Land Value			465,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod	Bsmt Area	1317	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area	0.00	Full
Stories	1.75				
Occupancy	1				
Exterior Wall 1	11	Clapboard			
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	3				
Full Baths	3				
Half Baths	0				
Extra Fixtures	1				
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	02	Average			
Extra Kitchens	0				
Fireplaces	1				
Extra Openings	0				
Gas Fireplaces	0				
Sq Ft Fin Bsmt	546				
FBM Quality	03	Average			
Foundation	06	Poured Conc			
Bsmt Garage	2				
Bsmt Area	1317				

CONDO DATA			
Parcel Id	C	Own	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Net Other Adj	566,008
Replace Cost	46,473
Year Built	1983
Effective Year Built	2000
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	
External Obsol	
Trend Factor	1.000
Condition	
Condition %	
Percent Good	79
Cns Sect Rcnd	483,900
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
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	1,239	1,239	1,239	245.88	304,641	
BSM	Basement	0	1,317	263	49.10	64,666	
DCK	Deck	0	392	39	24.46	9,589	
TQS	Three Quarter Story	761	1,014	761	184.53	187,112	
Ttl Gross Liv / Lease Area		2,000	3,962	2,302		566,008	

