

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT												
DIETZ CAREY ELIZABETH LYNE MICHAEL ANTHONY 70 CROSSCREEK LN  DUXBURY MA 02332		0	Water	0	Cul-De-Sac	0	Average	Description		Code	Appraised	Assessed		905  DUXBURY, MA  <b>VISION</b>								
		0	No Sewer	0	Paved	0	Average	RESIDNTL		1010	523,300	523,300										
		SUPPLEMENTAL DATA		RES LAND		RESIDNTL		1010		491,000		491,000										
Alt Prcl ID		Cyclical		5																		
Scnd Home		Exemption		W																		
Tax Class T		District		Res Exem																		
Tot Fin Area 2476																						
Total Acres 1.378																						
Chapter Lan																						
GIS ID F_870745_2845847		Assoc Pid#																				
										Total		1,023,000		1,023,000								
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		VI		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
DIETZ CAREY ELIZABETH TT/LYNE MIC		57668	212	02-13-2023		U	I	1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
DIETZ CAREY ELIZABETH		52918	158	06-16-2020		Q	I	780,000		00		2023	1010	400,600	2022	1010	381,400	2021	1010	339,000		
OHARA THOMAS P		29420	0040	11-05-2004		Q	I	726,000		00			1010	527,000		1010	334,800		1010	323,000		
PETERSON GARY R		15833	0317	01-27-1998		U	I	1		1F			1010	6,300		1010	6,300					
PETERSON GARY R		13831	0179	09-15-1995		Q	I	295,000		00												
												Total		933,900		Total		722,500		Total		662,000
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																						
Nbhd		Nbhd Name		B		Tracing		Batch														
0060																						
NOTES																						
BUILDING PERMIT RECORD																						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments					Date	Id	Type	Is	Cd	Purpose/Result				
QPO-22-18	08-25-2022	MN	Maintenance	3,357		100	08-25-2022	CHIMNEY LINING					04-27-2021	SJD	9	1	07	Measure - Info @ Door				
BPO-21-433	09-27-2021	RM	Remodel	54,000		100	11-05-2021	RMVE KIT&DIN RM WALL. RPL					09-28-2020	SJT	10		20	Field Review				
2016-41	03-16-2016	MN	Maintenance	3,000		100		REPLACE 5 WINDOWS					04-12-2013	VGS			20	Field Review				
41	09-06-2005	MN	Maintenance	8,000		100		RE-ROOF					11-20-2007	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	PD	Primary	40,000	SF	8.75	1.00000	5	1.00	0060	1.341			1.0000		11.74	469,400				
1	1010	Single Family	PD	Residual	0.460	AC	35,000.00	1.00000	5	1.00	0060	1.341			1.0000		1.08	21,600				
Total Card Land Units					1.38	AC	Parcel Total Land Area					1.38	Total Land Value					491,000				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial	Bsmt Area	1540	
Model	01	Residential	Bsmt Type	04	
Grade	06	Good	Unfin Area		Full
Stories	2				
Occupancy	1		<b>CONDO DATA</b>		
Exterior Wall 1	14	Wood Shingle	Parcel Id		C
Exterior Wall 2					B
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			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood	Net Other Adj		616,824
Interior Floor 2			Replace Cost		45,530
Heat Fuel	02	Oil	Year Built		662,353
Heat Type	05	Hot Water	Effective Year Built		1983
AC Type	03	Central	Depreciation Code		2000
Bedrooms	4		Remodel Rating		G
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	03	Modern	Condition		
Extra Kitchens	0		Condition %		
Fireplaces	1		Percent Good		79
Extra Openings	0		Cns Sect Rcnld		523,300
Gas Fireplaces	0		Dep % Ovr		
Sq Ft Fin Bsmt	572		Dep Ovr Comment		
FBM Quality	04	Above Average	Misc Imp Ovr		
Foundation	06	Poured Conc	Misc Imp Ovr Comment		
Bsmt Garage	2		Cost to Cure Ovr		
Bsmt Area	1540		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
GNR	GENERATOR	L	1	12400.00	2020	A	70	C	1.00	8,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,436	1,436	1,436	212.92	305,750
BSM	Basement	0	1,540	308	42.58	65,579
FEP	Finished Enclosed Porch	0	144	86	127.16	18,311
FUS	Finished Upper Story	1,040	1,040	1,040	212.92	221,435
TDK	Trex Deck	0	30	3	21.29	639
WDK	Deck	0	241	24	21.20	5,110
Ttl Gross Liv / Lease Area		2,476	4,431	2,897		616,824

