

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ECCLESTON JASON A			0 Water	0 Arterial	0 Average	Description	Code	Appraised	Assessed
SPILIAKOS GEORGIANNA			0 No Sewer	0 Paved	0 Average	RESIDNTL	1010	150,600	150,600
PO BOX 2678		<b>SUPPLEMENTAL DATA</b>			0 Heavy	RES LAND	1010	333,900	333,900
DUXBURY MA 02331		Alt Prcl ID Scnd Home Tax Class T Tot Fin Area 2165 Total Acres .48 Chapter Lan GIS ID F_874453_2835151			Cyclical 7 Exemption W District Res Exem Assoc Pid#	RESIDNTL	1010	34,700	8,400
							Total	519,200	492,900

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ECCLESTON JASON A		53591 226	10-09-2020	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
ECCLESTON JASON A		44507 0146	07-08-2014	U	I	240,000	1A	2023	1010	162,200	2022	1010	141,200
SHIRLEY MARY L		2122 0348	01-01-2001	U	I	0	1		1010	357,900		1010	231,800
									1010	6,200		1010	6,200
							Total	526,300	Total	379,200	Total	361,300	

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

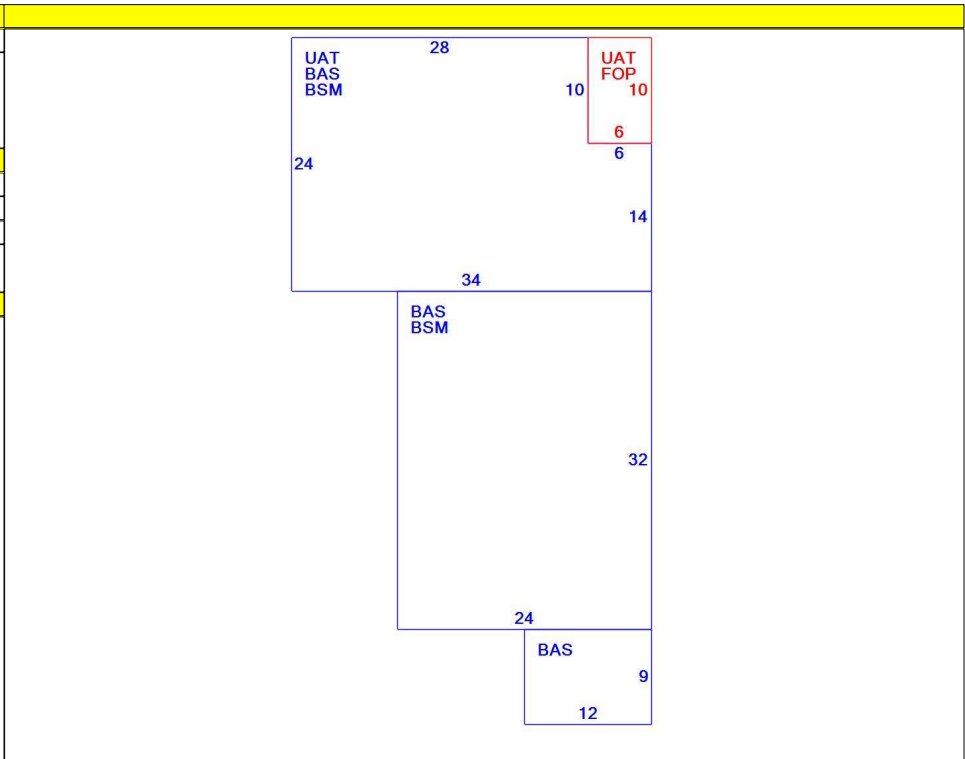
  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	150,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	34,700
Appraised Land Value (Bldg)	333,900
Special Land Value	0
Total Appraised Parcel Value	519,200
Valuation Method	C
Total Appraised Parcel Value	519,200

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
QPO-23-19	07-07-2023	MN	Maintenance	13,172		100		WEATHERIZATION/AIR SEALIN	02-10-2016	JLF	0	1	00	Measure & Listed
QPO-23-14	05-31-2023	MN	Maintenance	10,000		100	05-31-2023	STRIP & REROOF	07-06-2015	SJD	9		01	Measure - No Entry
BPO-22-518	12-21-2022	SP	Solar Panels	54,893		100	01-11-2023	Install 25 roof top panels. No en	04-12-2013	VGS			20	Field Review
152	05-03-2005	RM	Remodel	10,000		100		1ST FLR BATHROOM	09-08-2005	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	21,117 SF	14.74	1.00000	5	1.00	0060	1.341	HEAVY COMMERCIAL INFLUE	TN80	0.8000	15.81	333,900
Total Card Land Units					0.48 AC	Parcel Total Land Area					0.48	Total Land Value			333,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch	Bsmt Area	1524	
Model	01	Residential	Bsmt Type	00	
Grade	03	Average	Unfin Area	1524.0	N/A
Stories	1.35				
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		
Interior Wall 1	05	Drywall	Condo Unit		
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	12	Hardwood			278,229
Interior Floor 2			Net Other Adj		11,300
Heat Fuel	02	Oil	Replace Cost		289,529
Heat Type	05	Hot Water	Year Built		1923
AC Type	01	None	Effective Year Built		1973
Bedrooms	3		Depreciation Code		F
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		48
Total Rooms	6		Functional Obsol		
Bath Style	02	Average	External Obsol		
Kitchen Style	02	Average	Trend Factor		1.000
Extra Kitchens	0		Condition		
Fireplaces	1		Condition %		
Extra Openings	0		Percent Good		52
Gas Fireplaces	0		Cns Sect Rcnld		150,600
Sq Ft Fin Bsmt	0		Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Foundation	06	Poured Conc	Misc Imp Ovr		
Bsmt Garage	0		Misc Imp Ovr Comment		
Bsmt Area	1524		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
FGR1	Garage - 1 Sto	L	360	52.00	1950	P	35	C	1.00	6,600
SHD1	Shed	L	242	21.00	1950	P	35	C	1.00	1,800
SLR	Solar Panels	L	25	1050.00	2023	A	70	C	1.00	26,300

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,632	1,632	1,632	134.54	219,569
BSM	Basement	0	1,524	305	26.93	41,035
FOP	Open Porch	0	60	9	20.18	1,211
UAT	Unfinished Attic	0	816	122	20.12	16,414
Ttl Gross Liv / Lease Area		1,632	4,032	2,068		278,229

