

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
POPOLO, JOSEPH VICTOR JR COTUIT BAY TRUST 9002 DOUGLAS AVENUE DALLAS TX 75225							7 Waterfront	Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA VISION
							1 Excel View	RESIDNTL	1010	2,175,400	2,175,400	
							9 Rear Location	RES LAND	1010	2,287,800	2,287,800	
SUPPLEMENTAL DATA								Total				
Alt Prcl ID				Split Zonin		Plan Ref. 562/77						
DALLAS TX 75225				LOT E		Land Ct#						
#DL 1				#DL 2		#SR						
GIS ID F_948015_2689122				Assoc Pid#		Life Estate						
						PP STATU						

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
POPOLO, JOSEPH VICTOR JR				26527	0089	07-25-2012	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
COTUIT & WEST BAY LLC				26328	0332	05-14-2012	U	I	4,500,000	1	2023	1010	1,942,500	2022	1010	1,619,500	2021	1010	1,326,400
EMERY, DONALD K				21423	0052	10-11-2006	U	I	100	1A		1010	2,968,300		1010	1,563,400		1010	1,563,400
EMERY, MANIJEH M TR				17196	0201	07-02-2003	U	I	100	1F								1010	44,700
EMERY, DONALD K & MANIJEH M				17196	0180	07-02-2003	U	I	100	1F									
				Total								Total		Total		Total		Total	

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			
0119			COTUIT				

NOTES												VISIT / CHANGE HISTORY					
												Date	Id	Type	Is	Cd	Purpost/Result
												10-25-2022	BM	22		22	Change of Address
												06-10-2020	WD			FR	Field Review
												09-10-2019	SR	02		02	Bldg Permit Completed
												05-19-2015	JR	03		03	Cycl Insp Comp
												08-23-2013	JR	02		03	Cycl Insp Comp
												06-27-2013	TP	03		16	In Office Review
												06-04-2012	TP	03		16	In Office Review
												Total Appraised Parcel Value				4,463,200	

BUILDING PERMIT RECORD										LAND LINE VALUATION SECTION					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
EXPR-23-6	05-23-2023	835	Sid/Wind/Roof/	10,580		100		Strip and re-roof approximately		10-25-2022	BM	22		22	Change of Address
19-830	03-20-2019	835	Sid/Wind/Roof/	79,297	08-29-2019	100	06-30-2019	replacement of (13) doors and		06-10-2020	WD			FR	Field Review
67283	03-03-2003	RE	Remodel	6,500	10-09-2003	100	01-01-2004	4' WIDE BEACH WALKWAY		09-10-2019	SR	02		02	Bldg Permit Completed
47960	08-09-2000	NC	New Constructi	96,960	06-30-2015	100	06-30-2015	24X48 ACCSY/POOL HOUSE		05-19-2015	JR	03		03	Cycl Insp Comp
47961	08-08-2000	RE	Remodel	36,072	01-15-2001	100	12-31-2001	GARAGE		08-23-2013	JR	02		03	Cycl Insp Comp
47861	08-03-2000	DW	Dwelling	638,275	05-15-2001	100	12-31-2001	OUT BLD'S		06-27-2013	TP	03		16	In Office Review
46744	06-13-2000	DE	Demolish		05-15-2001	100	01-01-2001			06-04-2012	TP	03		16	In Office Review

B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value	
1	1010	Single Fam M-0	RF	2	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0119	12.000	WETLAND		1.0000	2,116,128	2,116,100
1	1010	Single Fam M-0	RF	2	0.280	AC 2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000			1.0000	2,375	700
1	1010	Single Fam M-0	RF	2	1.000	AC 14,250.00	1.00000	1.0000	0	1.00	0119	12.000			1.0000	171,000	171,000
Total Card Land Units					2.28	AC	Parcel Total Land Area					2.28	Total Land Value				2,287,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	X-	Exceptional Mi			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	05	5 Bedrooms			
Full Baths	5				
Half Baths	0				
Extra Fixtures					
Total Rooms	11	11 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	50	5 Full-0 Half			

CONDO DATA				
Parcel Id		C		Owne 0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	2,229,277
Year Built	2001
Effective Year Built	2006
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	10
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	90
RCNLD	2,006,300
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
BFA1	Bsmt Fin-Goo	B	1,160	32.56	2008		90		0.00	34,000
FPL2	Fireplace 1.5 s	B	2	6000.00	2008		90		0.00	10,800
PATC	Conc Pavers	L	858	15.46	2006		87		0.00	10,600
WDC	Wood Decking	L	80	20.00	2006		74		0.00	2,500
GAR	Attached Gara	B	576	40.00	2008		90		0.00	18,400
BMT	Basement-Unfi	B	3,290	26.01	2008		90		0.00	61,200
FGR6	Gar w/Lft Avg	L	540	60.00	1990		71	C	1.00	23,000
PRG1	Pergola-Avg	L	240	18.00	2001		64	C	1.00	2,800
GEN	Emergency Ge	L	1	5550.00	2003		68		0.00	3,800
STRS	Stairs to Water	L	26	122.52	2001		64	C	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,562	3,562	3,562	438.14	1,560,669
BMT	Basement Area	0	3,290	0	0.00	0
FHS	Half Story	1,526	3,052	1,526	219.07	668,608
GAR	Attached Garage	0	576	0	0.00	0
PRG	Pergola	0	240	0	0.00	0
PTO	Patio	0	859	0	0.00	0
WDK	Wood Deck	0	80	0	0.00	0
Ttl Gross Liv / Lease Area		5,088	11,659	5,088		2,229,277

