

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
FRAHER, JUDITH B, TRUSTEE THE JUDITH B FRAHER REVOCABLE 832 CEDAR STREET  WEST BARNSTA MA 02668		2	Above Street	2	Public Water	1	Paved			Description	Code	Assessed	Assessed
		4		4	Gas					RESIDNTL	1010	568,200	568,200
		6		6	Septic					RES LAND	1010	257,900	257,900
<b>SUPPLEMENTAL DATA</b>													
Alt Prcl ID						Plan Ref. 555/88							
Split Zonin						Land Ct#							
BID Parcel						#SR							
ResExpt Q INFO:						Life Estate							
#DL 1 LOT 2						PP STATU							
#DL 2						Assoc Pid#							
GIS ID F_955018_2722678								Total		826,100		826,100	

801  
 FY2024  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
FRAHER, JUDITH B, TRUSTEE		30688	0206	08-09-2017	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FRAHER, JUDITH B		17281	0048	07-17-2003	U	V	0	1	2023	1010	509,800	2022	1010	428,300	2021	1010	357,300
FRAHER, E PETER JR & JUDITH B		13366	0301	11-15-2000	U	V	125,000	1		1010	235,400		1010	164,600		1010	167,100
																1010	3,100
									Total		745,200	Total		592,900	Total		527,500

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2024	N5C	NO RESIDENTIAL EXEMPTION						
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0107				WBARNs

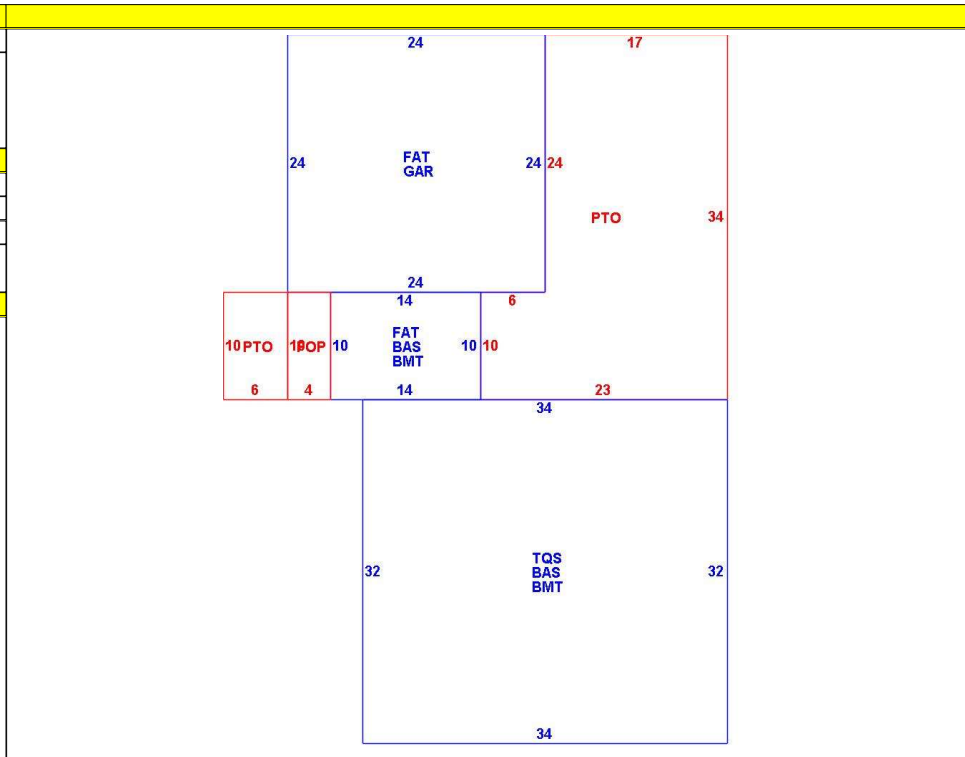
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	506,000
Appraised Xf (B) Value (Bldg)	53,800
Appraised Ob (B) Value (Bldg)	8,400
Appraised Land Value (Bldg)	257,900
Special Land Value	0
Total Appraised Parcel Value	826,100
Valuation Method	C
Total Appraised Parcel Value	826,100

NOTES							

BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
20-1379	06-03-2020	835	Sid/Wind/Roof/	11,950		100		Re-roofing		11-02-2020	SR	01		03	Cycl Insp Comp
17-735	03-20-2017	835	Sid/Wind/Roof/	3,750		100		RE-ROOF		05-19-2020	DM			FR	Field Review
68741	05-14-2003	OB	Out Building	2,500	09-26-2003	100	01-01-2004			08-04-2014	JR	03		16	In Office Review
51068	01-08-2001	DW	Dwelling	270,160	08-30-2001	100	01-01-2002			06-04-2012	TP	03		16	In Office Review
										04-27-2010	TP	03		16	In Office Review
										03-08-2006	PT	04		44	Drive by inspection only
										09-26-2003	MF	01		00	Meas/Listed-Interior Acces

LAND LINE VALUATION SECTION																	
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	5	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0107	1.400			1.0000	246,881.6	246,900
1	1010	Single Fam M-0	RF	5	0.550	AC 14,250.00	1.00000	1.0000	0	1.00	0107	1.400			1.0000	19,950	11,000
Total Card Land Units					1.55	AC	Parcel Total Land Area					1.55	Total Land Value			257,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			
<b>CONDO DATA</b>			<b>COST / MARKET VALUATION</b>		
Parcel Id		C	Owne	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
Building Value New		562,201			
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		506,000			
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2008		90		0.00	5,400
PAT2	Patio-Good	L	698	9.94	2006		87		0.00	5,700
FOP	Open Porch-ro	B	40	55.00	2008		90		0.00	2,600
GAR	Attached Gara	B	576	40.00	2008		90		0.00	18,400
BMT	Basement-Unfi	B	1,228	26.01	2008		90		0.00	27,400
SHED	Shed	L	80	18.00	2006		74		0.00	1,100
SHED	Shed	L	120	18.00	2006		74		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,228	1,228	1,228	275.32	338,092
BMT	Basement Area	0	1,228	0	0.00	0
FAT	Attic, Finished	107	716	107	41.14	29,459
FOP	Open Porch	0	40	0	0.00	0
GAR	Attached Garage	0	576	0	0.00	0
PTO	Patio	0	698	0	0.00	0
TQS	Three Quarter Story	707	1,088	707	178.91	194,651
Ttl Gross Liv / Lease Area		2,042	5,574	2,042		562,202

