

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
FERULLO, ALBERT J & DEBORAH P THE FERULLO REVOCABLE TRUST 27 CURRYCOMB CIRCLE WEST BARNSTA MA 02668		2 Above Street	6 Septic	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	459,900	459,900
			2 Public Water			RES LAND	1010	175,100	175,100
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 37 #DL 2 GIS ID F_964104_2712551				Plan Ref. 421/1 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total		635,000	635,000

801
FY2024
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
FERULLO, ALBERT J & DEBORAH P TRS		33434 0257	11-04-2020	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
FERULLO, ALBERT & DEBORAH		33129 0089	07-31-2020	Q	I	470,000	00	2023	1010	408,300	2022	1010	347,500
DUBIN, MICHAEL S & MASAMI Y		11646 0276	08-20-1998	Q	I	171,500	00		1010	173,000	2021	1010	123,000
MITCHELL, MICHAEL M		5265 0242	08-15-1986	Q	I	175,900	U	Total		581,300	Total		470,500
								Total		417,900	Total		417,900

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2022	N5C	NO RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			WBARN

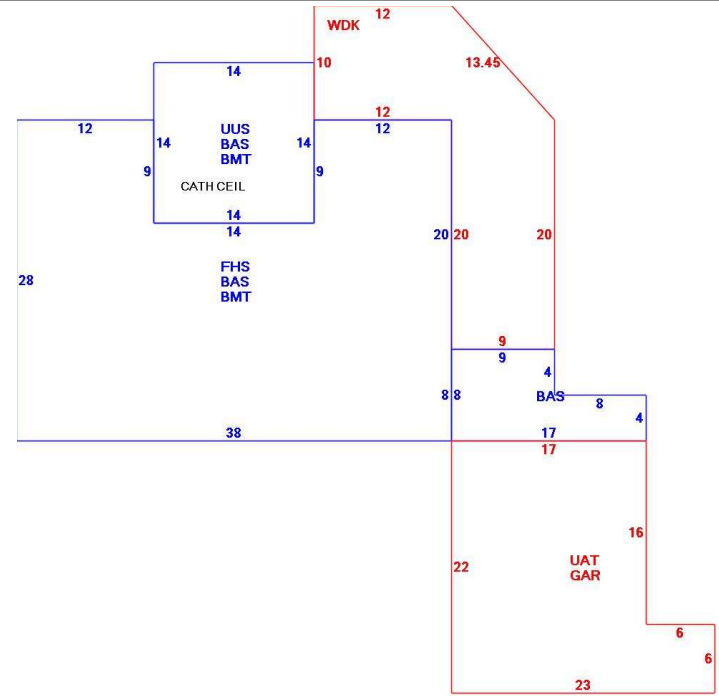
NOTES			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	407,800
Appraised Xf (B) Value (Bldg)	48,400
Appraised Ob (B) Value (Bldg)	3,700
Appraised Land Value (Bldg)	175,100
Special Land Value	0
Total Appraised Parcel Value	635,000
Valuation Method	C
Total Appraised Parcel Value	635,000

BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
20-1622	07-01-2020	822	Insulation	6,300		100		Insulation/Weatherization	08-09-2021	TR	03	1	16	In Office Review
2016-0144	01-14-2016	839	Solar Panel-Re	13,000	08-04-2016	100	06-30-2017	INSTALL SOALR PANELS ON	04-23-2020	LS			FR	Field Review
B29096	03-01-1986	DW	Dwelling	0	01-15-1987	100		WB 11/2 S	03-31-2017	JR	01		02	Bldg Permit Completed
									07-28-2014	JR	03		16	In Office Review
									12-19-2007	PT	02		14	Cyclical Inspection

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	0.350 AC	176,344.00	2.46674	1.0000	5	1.00	0106	1.150		1.0000	500,252.6	175,100
Total Card Land Units					0.35	AC	Parcel Total Land Area					0.35	Total Land Value			175,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	25	Vinyl Siding			
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
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	21	2 Full-1 Half			
			CONDO DATA		
Parcel Id		C	Owne		0.0
Adjust Type		Code	Description		Factor%
Condo Flr					
Condo Unit					
			COST / MARKET VALUATION		
Building Value New				485,472	
Year Built				1986	
Effective Year Built				1999	
Depreciation Code				A	
Remodel Rating					
Year Remodeled					
Depreciation %				16	
Functional Obsol				0	
External Obsol				0	
Trend Factor				1	
Condition					
Condition %					
Percent Good				84	
RCNLD				407,800	
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	2001		84		0.00	5,000
WDC	Wood Deck w/	L	345	18.00	1999		60		0.00	3,700
GAR	Attached Gara	B	410	40.00	2001		84		0.00	13,700
BMT	Basement-Unfi	B	1,139	26.01	2001		84		0.00	24,300
SOL1	Solar PV Pane	B	20	860.00	2001		0		0.00	0
BRR	Bsmnt Rec Rm-	B	800	8.05			84		0.00	5,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,238	1,238	1,238	253.51	313,845
BMT	Basement Area	0	1,134	0	0.00	0
FHS	Half Story	469	938	469	126.76	118,896
GAR	Attached Garage	0	410	0	0.00	0
UAT	Attic, Unfinished	0	410	41	25.35	10,394
UUS	Upper Story, Unfinished	0	196	167	216.00	42,336
WDK	Wood Deck	0	345	0	0.00	0
Ttl Gross Liv / Lease Area		1,707	4,671	1,915		485,471

