

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ROHNER, PETER R & LOUISE H  86 ABBEY GATE		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	460,100	460,100
			6 Septic			RES LAND	1010	218,200	218,200
COTUIT MA 02635		<b>SUPPLEMENTAL DATA</b>				Total 678,300 678,300 Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 65 #DL 2 GIS ID F_943495_2690366 Plan Ref. 271/56 Land Ct# #SR Life Estate PP STATU Assoc Pid#			

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ROHNER, PETER R & LOUISE H		13433 0108	12-15-2000	Q	I	225,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CRONIN, RAYMOND C & EVELYN		2764 0067	08-11-1975	Q		15,500	U	2023	1010	404,400	2022	1010	352,800	2021	1010	282,300
									1010	198,400		1010	136,400		1010	138,500
															1010	12,900
								Total		602,800	Total		489,200	Total		433,700

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2024	5C	RESIDENTIAL EXEMPTION	0.00																	
			Total				0.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0107				COTUIT	Appraised Bldg. Value (Card)	379,400	
					Appraised Xf (B) Value (Bldg)	67,800	
					Appraised Ob (B) Value (Bldg)	12,900	
					Appraised Land Value (Bldg)	218,200	
					Special Land Value	0	
					Total Appraised Parcel Value	678,300	
					Valuation Method	C	
					Total Appraised Parcel Value	678,300	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
										07-27-2023	JO	03		16	In Office Review
										08-24-2021	CK	02		03	Cycl Insp Comp
										05-27-2020	DM			FR	Field Review
										10-05-2012	SR	02		14	Cyclical Inspection
										02-22-2005	PT	02		01	Meas/Est
										10-24-2003	MF	02		02	Bldg Permit Completed
										09-24-2002	PT	02		01	Meas/Est

BUILDING PERMIT RECORD										LAND LINE VALUATION SECTION					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments							
69302	06-06-2003	WD	Wood Deck	500	10-24-2003	100	01-01-2003	DECK 25X11							
54556	07-16-2001	NR	New Roof	1,500	06-30-2002	100	06-30-2002	REROOF- STRP OLD SHING							
B20898	12-01-1978	DW	Dwelling	0	01-15-1980	100	12-31-1980	CO 1 STOR							

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	0.460	AC	176,344.00	1.92125	1.0000	5	1.00	0107	1.400		1.0000	474,330.0	218,200

Total Card Land Units 0.46 AC Parcel Total Land Area 0.46

Total Land Value 218,200

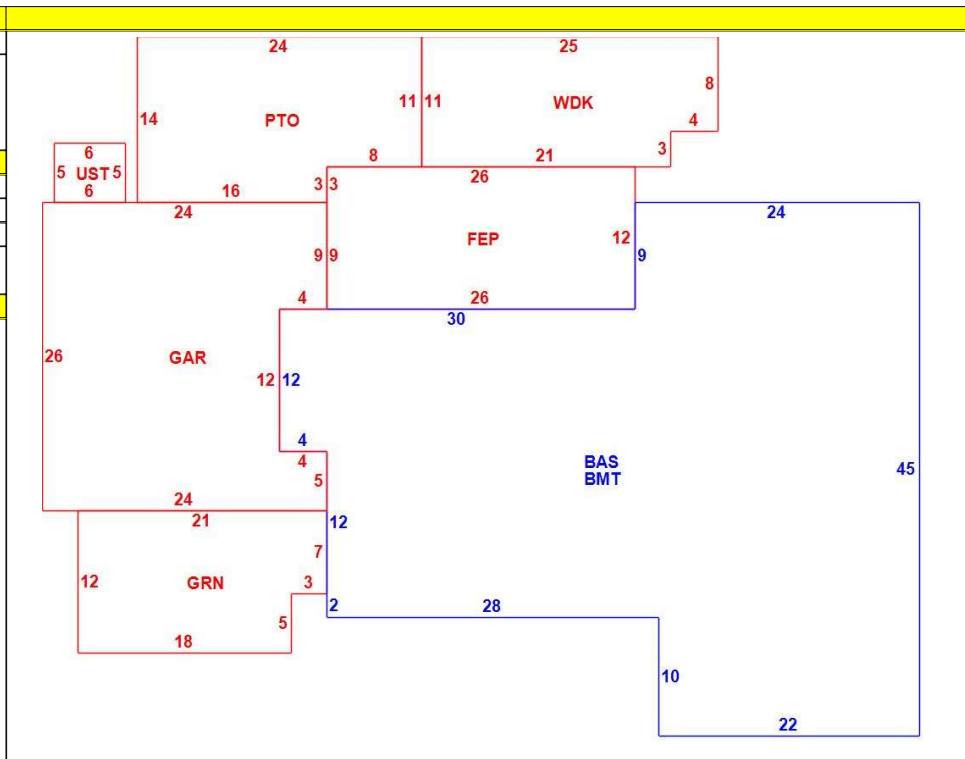
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	08	Wood on Sheath			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
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			

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

COST / MARKET VALUATION		
Building Value New		468,371
Year Built		1979
Effective Year Built		1995
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		19
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		81
RCNLD		379,400
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
FPL1	Fireplace 1 sto	B	1	5000.00	1997		81		0.00	4,100
GRN1	Greenhouse-R	L	237	60.75	1999		60	C	1.00	8,600
WDC	Wood Deck w/	L	263	18.00	1998		58		0.00	2,900
PAT1	Patio- Average	L	312	5.89	1998		79		0.00	1,400
FEP	Enclosed porc	B	312	70.00	1997		81		0.00	13,700
GAR	Attached Gara	B	576	40.00	1997		81		0.00	16,600
UST	Utility Storage-	B	30	17.11	1997		81		0.00	500
BMT	Basement-Unfi	B	1,784	26.01	1997		81		0.00	32,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,784	1,784	1,784	262.54	468,371
BMT	Basement Area	0	1,784	0	0.00	0
FEP	Enclosed Porch	0	312	0	0.00	0
GAR	Attached Garage	0	576	0	0.00	0
GRN	Greenhouse	0	237	0	0.00	0
PTO	Patio	0	312	0	0.00	0
UST	Utility Enclosure	0	30	0	0.00	0
WDK	Wood Deck	0	263	0	0.00	0
Ttl Gross Liv / Lease Area		1,784	5,298	1,784		468,371

