

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
DICKERSON, RASHEDA						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
115 PHEASANT HILL CIRCLE						RESIDNTL	1010	205,400	205,400	
COTUIT MA 02635						RES LAND	1010	125,600	125,600	VISION
SUPPLEMENTAL DATA						Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 86 #DL 2 PHASE II GIS ID F_939949_2694135				Plan Ref. 617/71 Land Ct# #SR Life Estate PP STATU Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DICKERSON, RASHEDA		30385 0194	03-30-2017	U	V	199,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
COTUIT EQUITABLE HOUSING LLC		21804 0041	02-26-2007	U	V	1	1V	2023	1010	182,400	2022	1010	153,400	2021	1010	127,300
									1010	124,300		1010	79,600		1010	84,600
															1010	3,800
								Total		306,700	Total		233,000	Total		215,700

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int											
Total			0.00																
ASSESSING NEIGHBORHOOD								APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		B		Tracing		Batch											
0107								COTUIT											
NOTES																			
Total Appraised Parcel Value 331,000																			
Valuation Method C																			

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		
17-77	01-17-2017	834	Sheet Metal	5,000	05-22-2017	100	06-30-2017	New construction duct work		05-26-2020	DM			FR	Field Review		
16-2886	11-18-2016	824	New Cons1-2fa	120,000	05-22-2017	100	06-30-2017	To construct a 3 bedroom, 2 b		07-05-2017	JR	01		02	Bldg Permit Completed		
										09-30-2014	JR	03		16	In Office Review		
										04-28-2009	KLP	03		16	In Office Review		
										10-14-2008	NF	03		16	In Office Review		
										01-14-2008	DR	03		16	In Office Review		

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	2	0.240 AC	176,344.00	3.49265	1.0000	5	0.50	0108	1.700	AFFORDABLE		1.0000	523,530.0	125,600	
Total Card Land Units					0.24	AC	Parcel Total Land Area					0.24	Total Land Value					125,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
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	23	Laminate			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	5				
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 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
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	343,827
Year Built	2016
Effective Year Built	2016
Depreciation Code	
Remodel Rating	
Year Remodeled	
Depreciation %	2
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	H
Condition %	45
Percent Good	53
RCNLD	182,200
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
BMT	Basement-Unfi	B	816	26.01	2016		53		0.00	12,200
GAR	Attached Gara	B	308	40.00	2016		53		0.00	7,200
WDC	Wood Decking	L	144	20.00	2016		94		0.00	3,800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	816	816	816	289.91	236,562
BMT	Basement Area	0	816	0	0.00	0
FAT	Attic, Finished	58	384	58	43.79	16,814
GAR	Attached Garage	0	308	0	0.00	0
TQS	Three Quarter Story	281	432	281	188.57	81,463
UAT	Attic, Unfinished	0	308	31	29.18	8,987
WDC	Wood Deck	0	144	0	0.00	0
Ttl Gross Liv / Lease Area		1,155	3,208	1,186		343,826

