

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LARUSSA, JOSEPH J						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
6 TEDFORD LANE						RESIDNTL	1010	581,600	581,600	
LYNNFIELD MA 01940						RES LAND	1010	247,500	247,500	
SUPPLEMENTAL DATA										
Alt Prcl ID					Plan Ref. 284/98					
Split Zonin					Land Ct#					
BID Parcel					#SR					
ResExpt Q NO APP:					Life Estate					
#DL 1 LOT 5					PP STATU					
#DL 2					Assoc Pid#					
GIS ID F_944757_2689174							Total		829,100	829,100

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
LARUSSA, JOSEPH J		34661 112	11-15-2021	Q	I	650,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
ROGERS, ANN K TR		34132 224	05-21-2021	U	I	10	1F	2023	1010	506,300	2022	1010	437,600	2021	1010	354,600
ROGERS, ANN K		34132 218	11-12-2020	U	I	0	1F		1010	225,000		1010	155,000		1010	157,400
ROGERS, WILLIAM J & ANN K		10076 0001	02-15-1996	U	V	62,500	1P								1010	5,400
LEWIS, M LEONARD TR		5055 0015	05-15-1986	U	V		1 A									
Total								731,300		Total		592,600		Total		517,400

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2023	N5C	NO RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY													
Nbhd	Nbhd Name	B		Tracing		Batch											
0107						COTUIT											
NOTES																	
Appraised Bldg. Value (Card)														506,400			
Appraised Xf (B) Value (Bldg)														69,800			
Appraised Ob (B) Value (Bldg)														5,400			
Appraised Land Value (Bldg)														247,500			
Special Land Value														0			
Total Appraised Parcel Value														829,100			
Valuation Method														C			
Total Appraised Parcel Value														829,100			

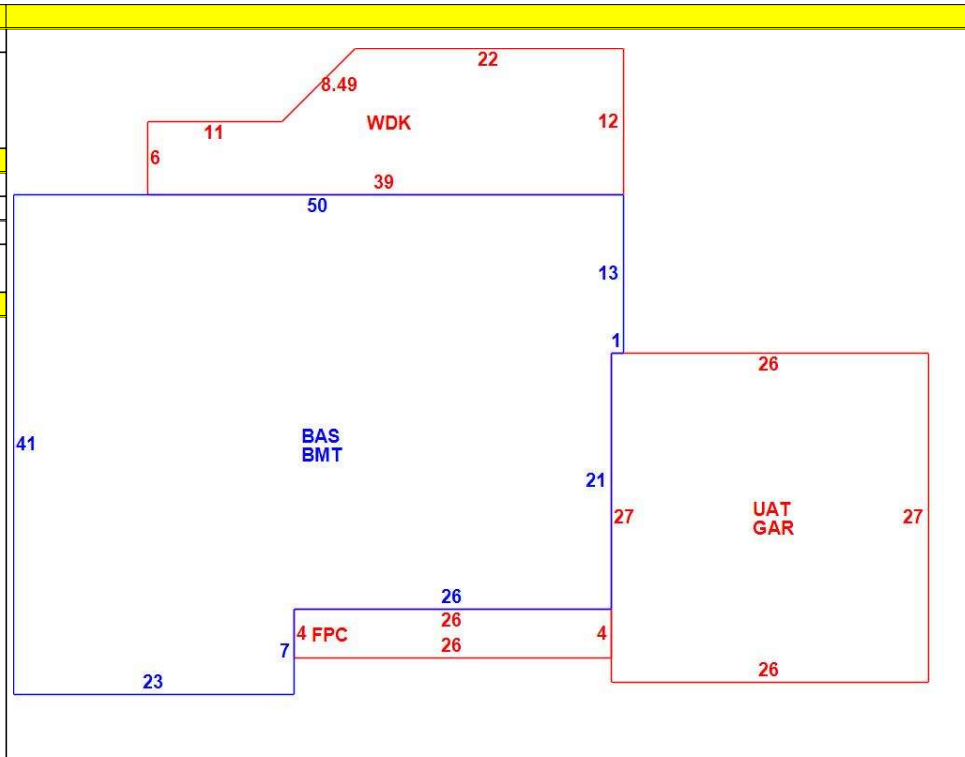
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-22-5 29247	01-14-2022 08-04-1998	835 DW	Sid/Wind/Roof/ Dwelling	6,252 115,600	06-01-1999	100 100	05-10-1999	Insulation, Weatherization and	01-04-2022	BM	03		16	In Office Review	
									08-23-2021	CK	01		03	Cycl Insp Comp	
									05-27-2020	DM			FR	Field Review	
									09-14-2012	RB	03		16	In Office Review	
									03-03-2005	PT	04		44	Drive by inspection only	
									09-06-2002	PT	01		00	Meas/Listed-Interior Acces	
									06-16-2000	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	2	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	2	0.030 AC	14,250.00	1.00000	1.0000	0	1.00	0107	1.400		1.0000	19,950	600	
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value					247,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1	1 Story			
Exterior Wall 1	11	Clapboard			
Exterior Wall 2	19	Brick Veneer			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
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
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	544,474
Year Built	1999
Effective Year Built	2010
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	7
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	93
RCNLD	506,400
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	2012		93		0.00	4,700
WDC	Wood Decking	L	384	20.00	2005		72		0.00	5,400
FOPC	Open Prch-roo	B	104	55.00	2012		93		0.00	4,400
GAR	Attached Gara	B	702	40.00	2012		93		0.00	21,900
BMT	Basement-Unfi	B	1,840	26.01	2012		93		0.00	38,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,840	1,840	1,840	285.07	524,520
BMT	Basement Area	0	1,840	0	0.00	0
FPC	Open Porch Conc. Floor	0	104	0	0.00	0
GAR	Attached Garage	0	702	0	0.00	0
UAT	Attic, Unfinished	0	702	70	28.43	19,955
WDK	Wood Deck	0	384	0	0.00	0
Ttl Gross Liv / Lease Area		1,840	5,572	1,910		544,475

