Property Location 68 WESTMINSTER ROAD | Map ID 168/ 079/ / / | Bldg Name | State Use 1010
Vision ID 10990 | Account # 94098 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 1/31/2024 8:29:58 PM

CURRENT OWNER

FALLEN, JIMMY W

68 WESTMINSTER ROAD

CENTERVILLE MA 02632

TOPO / UTILITIES / STRT / ROAD / LOCATION

TOPO		UTILITIES		STRT / ROAD		LOCATION	
3	Below Street	6	Septic	1	Paved		
		4	Gas				
		2	Public Water				

SUPPLEMENTAL DATA

Alt Prcl ID		Plan Ref.	327/89-90
Split Zonin		Land Ct#	
BID Parcel		#SR	
ResExpt Q		Life Estate	
#DL 1	LOTS 21A & 22C	PP STATU	
#DL 2			
GIS ID	F_965450_2700353	Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Assessed	Assessed
RESIDNTL	1010	432,000	432,000
RES LAND	1010	182,600	182,600
	Total	614,600	614,600

801

FY2024
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRIC	VC
FALLEN, JIMMY W	26120	0166	02-29-2012	U	I	190,450	1S
FEDERAL NATIONAL MORTGAGE ASSO	25488	0061	06-03-2011	U	I	235,797	1L
ISAACS, ROBERT & BRENDA	17341	0163	07-28-2003	Q	I	309,000	00
DREW, JONATHAN C & LEONARD, MARJ	12857	0199	03-01-2000	Q	I	157,500	00
SINCLAIR, IVY Y	11566	0183	07-13-1998	U	I	0	1

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2023	1010	373,700	2022	1010	328,600	2021	1010	266,400
	1010	180,400		1010	128,300		1010	128,300
							1010	3,200
	Total	554,100		Total	456,900		Total	397,900

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0106				CENVIL

NOTES

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	366,500
Appraised Xf (B) Value (Bldg)	62,300
Appraised Ob (B) Value (Bldg)	3,200
Appraised Land Value (Bldg)	182,600
Special Land Value	0
Total Appraised Parcel Value	614,600
Valuation Method	C
Total Appraised Parcel Value	614,600

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
B16129	04-01-1973	DW	Dwelling	0	01-15-1974	100		CE 1STORY

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpost/Result
09-29-2020	SR	01		03	Cycl Insp Comp
06-01-2020	LS			FR	Field Review
11-15-2011	DR	03		16	In Office Review
04-21-2010	TP	03		16	In Office Review
06-11-2008	PT	02		14	Cyclical Inspection
12-08-2003	PT	02		01	Meas/Est
08-23-1999	DD	05		08	Inspection Refused

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	RC	3	0.520	AC	176,344.00	1.73169	1.0000	5	1.00	0106	1.150	ABUTS ROUTE 28	1.0000	351,171.4	182,600

Total Card Land Units 0.52 AC | Parcel Total Land Area 0.52 | Total Land Value 182,600

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CONSTRUCTION DETAIL

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	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	14	Carpet
Interior Floor 2	12	Hardwood
Heat Fuel	03	Gas
Heat Type	04	Hot Air
AC Type	01	None
Bedrooms	03	3 Bedrooms
Full Baths	2	
Half Baths	1	
Extra Fixtures		
Total Rooms	8	8 Rooms
Bath Style		
Kitchen Style		
Occupancy		
Usrfld 105		
Accessory Apt		
Foundation Alt	01	Poured Conc.
Rms Prts		
Bath Split	21	2 Full-1 Half

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

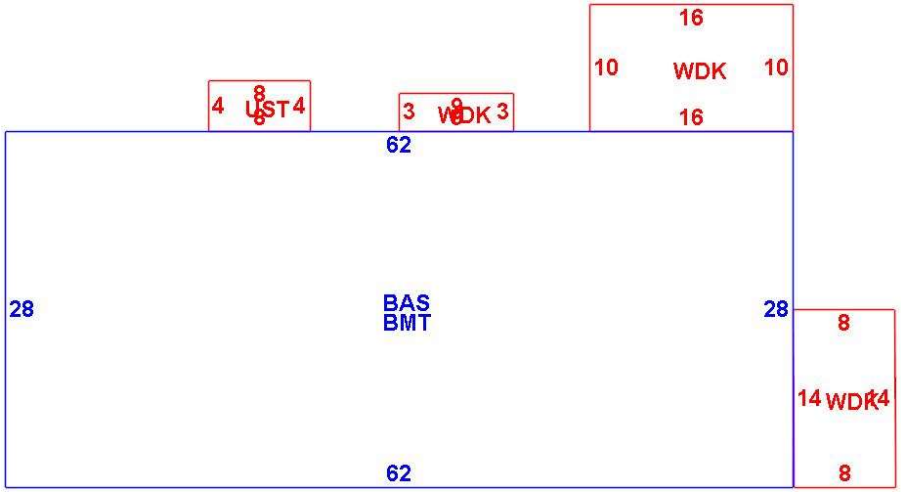
CONDO DATA

Parcel Id		C		Owne	0.0
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION

Building Value New	458,165
Year Built	1974
Effective Year Built	1993
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	20
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	80
RCNLD	366,500
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
BFA	Bsmt Fin-Avg	B	1,736	17.36	1995		80		0.00	24,100
FPL1	Fireplace 1 sto	B	1	5000.00	1995		80		0.00	4,000
BGAR	Bsmt Garage	B	1	2326.00	1995		80		0.00	1,900
WDC	Wood Decking	L	299	20.00	1996		54		0.00	3,200
UST	Utility Storage-	B	32	17.11	1995		80		0.00	500
BMT	Basement-Unfi	B	1,736	26.01	1995		80		0.00	31,800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,736	1,736	1,736	263.92	458,165
BMT	Basement Area	0	1,736	0	0.00	0
UST	Utility Enclosure	0	32	0	0.00	0
WDK	Wood Deck	0	299	0	0.00	0
	Ttl Gross Liv / Lease Area	1,736	3,803	1,736		458,165