

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MANCHUK, KIMBERLY A 2170 FALMOUTH ROAD/RTE 28 CENTERVILLE MA 02632		1 Level	2 Public Water			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 434,700 138,500	Assessed 434,700 138,500
			4 Gas						
			6 Septic						
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 2 #DL 2 GIS ID F_966054_2700762			Plan Ref. 318/15 Land Ct# #SR Life Estate PP STATU Assoc Pid#			Total 573,200 573,200			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MANCHUK, KIMBERLY A		23977 0206	08-20-2009	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
DUARTE, NATALIE M		11593 0002	07-24-1998	Q	I	135,000	00	2023	1010	369,500	2022	1010	303,900	2021	1010	265,000
BLONDER, STEVEN R TR		11211 0273	02-06-1998	U	I	31,000	1A		1010	132,900		1010	98,400		1010	93,300
NOTEMYER, TONI M		6026 0289	11-15-1987	U	I	1	A								1010	7,400
NOTEMYER, JOHN M		2790 0302	09-27-1978	U		0		Total		502,400	Total		402,300	Total		365,700

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2011	5C	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
0104			CENVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	402,900
Appraised Xf (B) Value (Bldg)	26,300
Appraised Ob (B) Value (Bldg)	5,500
Appraised Land Value (Bldg)	138,500
Special Land Value	0
Total Appraised Parcel Value	573,200
Valuation Method	C
Total Appraised Parcel Value	573,200

NOTES							

LAND LINE VALUATION SECTION

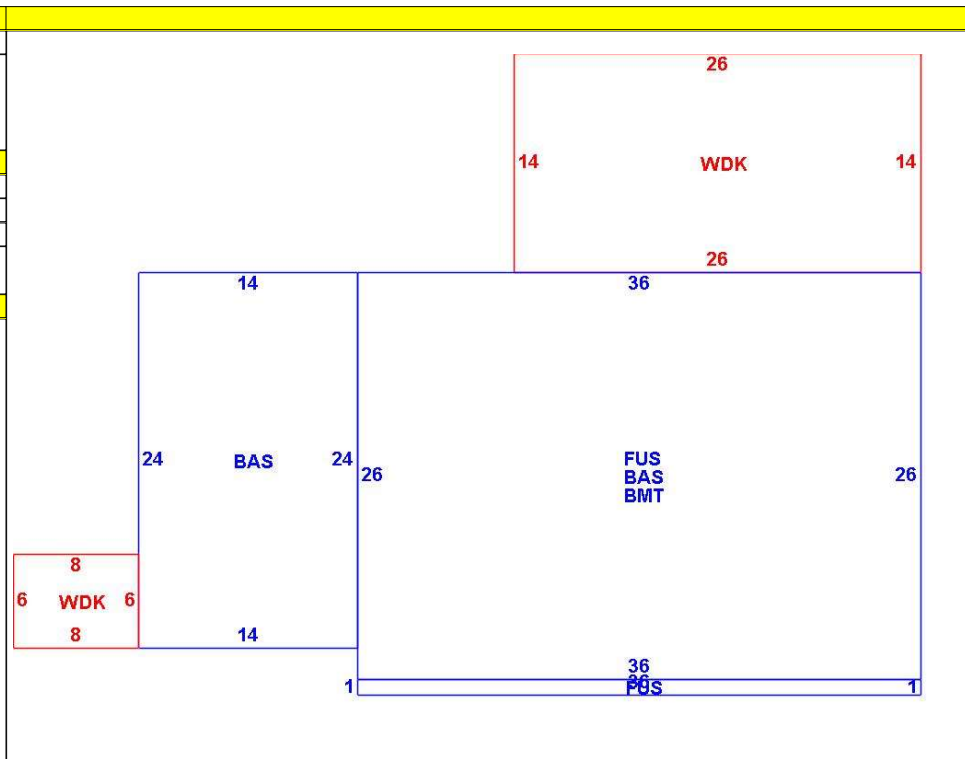
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
EXPR-21-1	08-11-2021	835	Sid/Wind/Roof/	19,591		100		Replace 8 windows; no structu	09-23-2020	SR	01		03	Cycl Insp Comp
62809	08-01-2002	OB	Out Building	2,000	02-12-2003	100	01-01-2003	SHED	04-27-2020	LS			FR	Field Review
B27619	03-01-1985	AD	Addition	0	03-15-1986	100	12-31-1986	CE 2ND FL	06-30-2008	PT	02		14	Cyclical Inspection
									12-14-1999	PT	01		00	Meas/Listed-Interior Acces

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	0.400	AC	176,344.00	2.18159	1.0000	5	1.00	0104	0.900		1.0000	346,233.8
Total Card Land Units					0.40	AC	Parcel Total Land Area					0.40	Total Land Value			138,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
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	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	497,405
Year Built	1978
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	402,900
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
FPL3	Fireplace 2 sto	B	1	7000.00	1997		81		0.00	5,700
WDC	Wood Decking	L	364	20.00	1997		56		0.00	4,000
BMT	Basement-Unfi	B	936	26.01	1997		81		0.00	20,600
WDC	Wood Decking	L	48	20.00	1997		56		0.00	1,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,272	1,272	1,272	221.66	281,952
BMT	Basement Area	0	936	0	0.00	0
FUS	Upper Story	972	972	972	221.66	215,454
WDK	Wood Deck	0	412	0	0.00	0
Ttl Gross Liv / Lease Area		2,244	3,592	2,244		497,406

