

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
LUPTON, JOSHUA & ANN 167 RALYN ROAD COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	440,300	440,300		
			6 Septic			RES LAND	1010	219,600	219,600		
SUPPLEMENTAL DATA						Total				659,900	659,900
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 20 #DL 2 GIS ID F_944254_2690748				Plan Ref. 229/53 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)						
LUPTON, JOSHUA & ANN		32074	0215	06-07-2019	Q	I	449,000	1B	Year	Code	Assessed	Year	Code	Assessed
BOYAR, HAROLD C & JOSEPHINE J		1913	0230	08-08-1973	U		0		2023	1010	345,200	2022	1010	319,300
										1010	199,600		1010	137,300
									Total		544,800	Total		456,600
									Total			Total		418,600

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
2021	N5C	NO RESIDENTIAL EXEMPTION	0.00													
Total			0.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0107			COTUIT					

NOTES												APPRAISED VALUE SUMMARY			
												Appraised Bldg. Value (Card)	388,900		
												Appraised Xf (B) Value (Bldg)	45,700		
												Appraised Ob (B) Value (Bldg)	5,700		
												Appraised Land Value (Bldg)	219,600		
												Special Land Value	0		
												Total Appraised Parcel Value	659,900		
												Valuation Method	C		
												Total Appraised Parcel Value	659,900		

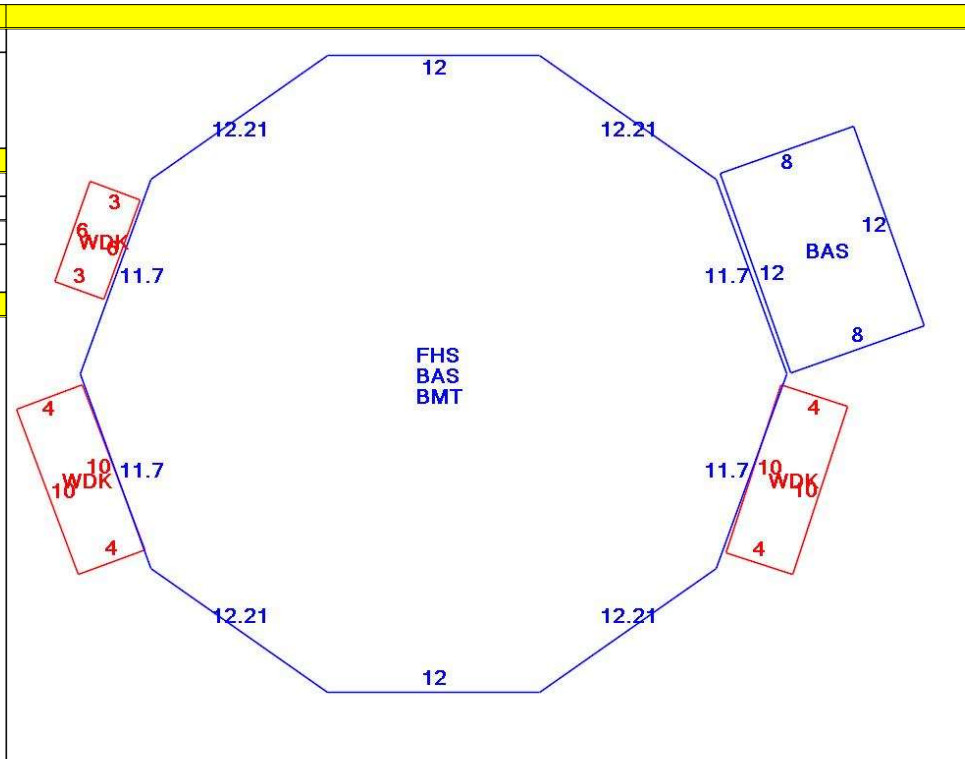
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
EXPR-22-1	10-12-2022	835	Sid/Wind/Roof/	2,588		100		Replacement of Bathroom Win		05-27-2020	DM			FR	Field Review
										02-19-2020	SAF			20	Sale Review
										01-08-2020	CK	03		16	In Office Review
										08-26-2015	AL	03		16	In Office Review
										11-20-2013	TP	03		16	In Office Review
										08-21-2013	RB	03		03	Cycl Insp Comp
										02-28-2005	PT	04		44	Drive by inspection only

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	0.490	AC	176,344.00	1.81499	1.0000	5	1.00	0107	1.400		1.0000	448,090.1	219,600
Total Card Land Units					0.49	AC	Parcel Total Land Area					0.49	Total Land Value				219,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Modern/Contemp			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	08	Irregular			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 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		462,980
Year Built		1974
Effective Year Built		1998
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		16
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		84
RCNLD		388,900
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
BFA1	Bsmt Fin-Goo	B	800	32.56	2000		84		0.00	21,900
BMT	Basement-Unfi	B	1,100	26.01	2000		84		0.00	23,800
WDC	Wood Decking	L	98	20.00	1996		54		0.00	1,900
PAT1	Patio- Average	L	924	5.89	1996		77		0.00	3,800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,196	1,196	1,196	265.17	317,139	
BMT	Basement Area	0	1,100	0	0.00	0	
FHS	Half Story	550	1,100	550	132.58	145,841	
WDC	Wood Deck	0	98	0	0.00	0	
Ttl Gross Liv / Lease Area		1,746	3,494	1,746		462,980	

