

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
SHINGLES, JOHN T 60 VALLEY BROOK RD CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	340,100	340,100
			6 Septic			RES LAND	1010	175,500	175,500
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 25 #DL 2 GIS ID F_967799_2700519			Plan Ref. Land Ct# 35548-D #SR Life Estate PP STATU Assoc Pid#						
						Total		515,600	515,600

801
FY2024
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SHINGLES, JOHN T		C91452 0	04-08-1983	Q	I	69,300	U	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	293,800	2022	1010	257,700	2021	1010	207,900
									1010	173,400		1010	123,300		1010	123,300
															1010	3,000
								Total		467,200	Total		381,000	Total		334,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2010	5C	RESIDENTIAL EXEMPTION	0.00																	
Total			0.00																	

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0106			CENVIL				

NOTES												APPRAISED VALUE SUMMARY			
												Appraised Bldg. Value (Card)	290,900		
												Appraised Xf (B) Value (Bldg)	46,200		
												Appraised Ob (B) Value (Bldg)	3,000		
												Appraised Land Value (Bldg)	175,500		
												Special Land Value	0		
												Total Appraised Parcel Value	515,600		
												Valuation Method	C		
												Total Appraised Parcel Value	515,600		

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	
200903579	08-11-2009	RE	Remodel	5,000	11-30-2009	100	06-30-2010	REMODEL LAUNDRY ROOM	06-23-2020	LS			FR	Field Review	
									07-26-2017	KM	02		14	Cyclical Inspection	
									01-27-2012	RB	03		16	In Office Review	
									06-07-2010	TP	03		16	In Office Review	
									12-08-2008	PT	02		14	Cyclical Inspection	
									07-09-2001	PT	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	RC	3	0.360 AC	176,344.00	2.40337	1.0000	5	1.00	0106	1.150			1.0000	487,397.1	175,500	
Total Card Land Units					0.36 AC	Parcel Total Land Area					0.36	Total Land Value					175,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	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	20	Typical			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
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	20	2 Full-0 Half			

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	350,424
Year Built	1982
Effective Year Built	1997
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	83
RCNLD	290,900
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
FPL1	Fireplace 1 sto	B	1	5000.00	1999		83		0.00	4,200
WDC	Wood Decking	L	168	20.00	1998		58		0.00	2,500
FOP	Open Porch-ro	B	80	55.00	1999		83		0.00	4,000
GAR	Attached Gara	B	420	40.00	1999		83		0.00	13,700
BMT	Basement-Unfi	B	1,160	26.01	1999		83		0.00	24,300
PAT2	Patio-Good	L	100	9.94	1992		46		0.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,160	1,160	1,160	302.09	350,424
BMT	Basement Area	0	1,160	0	0.00	0
FOP	Open Porch	0	80	0	0.00	0
GAR	Attached Garage	0	420	0	0.00	0
PTO	Patio	0	100	0	0.00	0
WDK	Wood Deck	0	168	0	0.00	0
Ttl Gross Liv / Lease Area		1,160	3,088	1,160		350,424

