

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
VARNEY, REBECCA A & DEREK J TR VARNEY TRUST 39 BIRCHILL ROAD  CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 413,200 152,200	Assessed 413,200 152,200
			4 Gas						
			6 Septic						
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 14 #DL 2 GIS ID F_968376_2701773				Plan Ref. 193/139 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 565,400 565,400			

801  
 FY2024  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
VARNEY, REBECCA A & DEREK J TRS		32804 0287	04-02-2020	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
VARNEY, DEREK J & REBECCA A		19563 0112	02-25-2005	Q	I	380,000	00	2023	1010	356,200	2022	1010	292,500
MURTAUGH, JAMES J &		6927 0058	10-15-1989	Q	I	145,000	U		1010	138,400		1010	102,500
HALPIN, MICHAEL T & DEBRA M		6081 0211	12-15-1987	Q	I	173,500	U					1010	16,100
FAIRBANKS, J RICHARD		1372 0387	07-18-1967	U		0		Total		494,600	Total		395,000
								Total			Total		370,100

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2022	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
0105			CENVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	351,900
Appraised Xf (B) Value (Bldg)	44,200
Appraised Ob (B) Value (Bldg)	17,100
Appraised Land Value (Bldg)	152,200
Special Land Value	0
Total Appraised Parcel Value	565,400
Valuation Method	C
Total Appraised Parcel Value	565,400

NOTES							

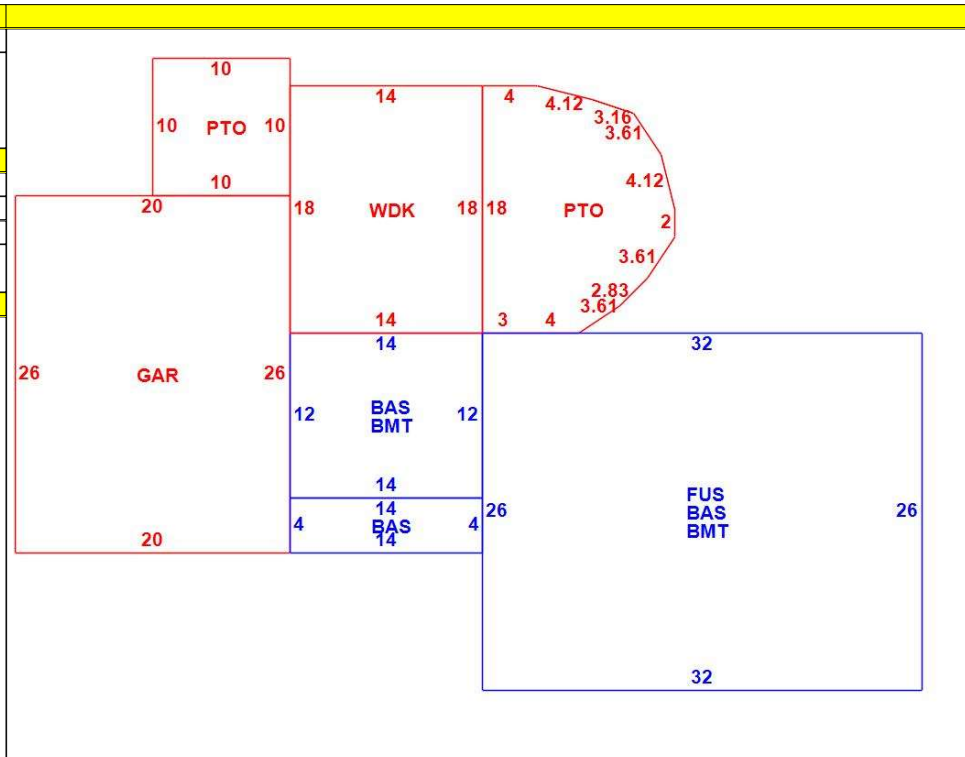
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-21-16	02-04-2021	804	Addn Alt-Res	30,000	06-17-2022	100	06-30-2022	Make 4'x14' existing farmers p	06-17-2022	SR	02		02	Bldg Permit Completed
56627	10-23-2001	NS	New Siding	20,376	01-01-2002	100	12-31-2002		07-20-2021	PK	03		16	In Office Review
55236	08-16-2001	NW	New Windows		01-01-2002	100	12-31-2002		05-21-2021	SR	02		13	CALL BACK
									06-05-2020	LS				FR
									05-24-2016	KM	02		03	Cycl Insp Comp
									06-01-1997	LK	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	0.350 AC	176,344.00	2.46674	1.0000	5	1.00	0105	1.000		1.0000	434,987.7	152,200	
Total Card Land Units					0.35 AC	Parcel Total Land Area					0.35	Total Land Value					152,200

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	25	Vinyl Siding			
Exterior Wall 2					
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 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	Owne	0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	434,467
Year Built	1966
Effective Year Built	1994
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	351,900
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	1996		81		0.00	5,700
PAT1	Patio- Average	L	224	5.89	1999		80		0.00	1,100
GAR	Attached Gara	B	500	40.00	1996		81		0.00	15,000
BMT	Basement-Unfi	B	1,000	26.01	1996		81		0.00	21,500
GEN	Emergency Ge	L	1	5550.00	2016		94		0.00	5,200
WDC	Wood Deck w/	L	252	18.00	2016		94		0.00	4,600
PAT1	Patio- Average	L	212	5.89	2016		97		0.00	1,300
FPI1	Fire Pit	L	1	3010.00	2016		97	C	1.00	2,900
SHED	Shed	L	120	18.00	2016		94		0.00	2,000
FPLG	Gas Fireplace-	B	1	2500.00	1996		81		0.00	2,000

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,056	1,056	1,056	230.12	243,007
BMT	Basement Area	0	1,000	0	0.00	0
FUS	Upper Story	832	832	832	230.12	191,460
GAR	Attached Garage	0	520	0	0.00	0
PTO	Patio	0	312	0	0.00	0
WDC	Wood Deck	0	252	0	0.00	0
Ttl Gross Liv / Lease Area		1,888	3,972	1,888		434,467

