

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
SHPUNT, VLADIMIR & SOFIA TRS SHPUNT FAMILY REVOCABLE TRUS 53 BIRCH HILL ROAD BELMONT MA 02478		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1010	450,000	450,000		
			6 Septic			RES LAND	1010	177,000	177,000		
SUPPLEMENTAL DATA						Total				627,000	627,000
Alt Prcl ID Split Zonin RD-1;RC BID Parcel ResExpt Q NO APP: #DL 1 LOT 10 #DL 2 GIS ID F_968365_2700827				Plan Ref. 243/69 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)								
SEASIDE RETREAT LLC	36074	333	11-06-2023	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed			
GHAZALEH, SAMMY A & SUSAN E	35768	259	05-05-2023	Q	I	735,000	00	2023	1010	404,500	2022	1010	341,000			
SHPUNT, VLADIMIR & SOFIA TRS	33875	86	03-10-2021	U	I	1	1F		1010	174,900		1010	124,400			
SHPUNT, SOFIA & VLADIMIR	33125	0335	07-31-2020	Q	I	505,000	00					1010	3,900			
ZUGEL, ANTOINETTE & WILLIAMS, MAR	31798	0218	12-24-2018	U	I	0	1F									
Total								579,400		Total		465,400		Total		420,000

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				
0106				CENVIL				
NOTES				Appraised Bldg. Value (Card) 394,100				
				Appraised Xf (B) Value (Bldg) 52,000				
				Appraised Ob (B) Value (Bldg) 3,900				
				Appraised Land Value (Bldg) 177,000				
				Special Land Value 0				
				Total Appraised Parcel Value 627,000				
				Valuation Method C				
				Total Appraised Parcel Value 627,000				

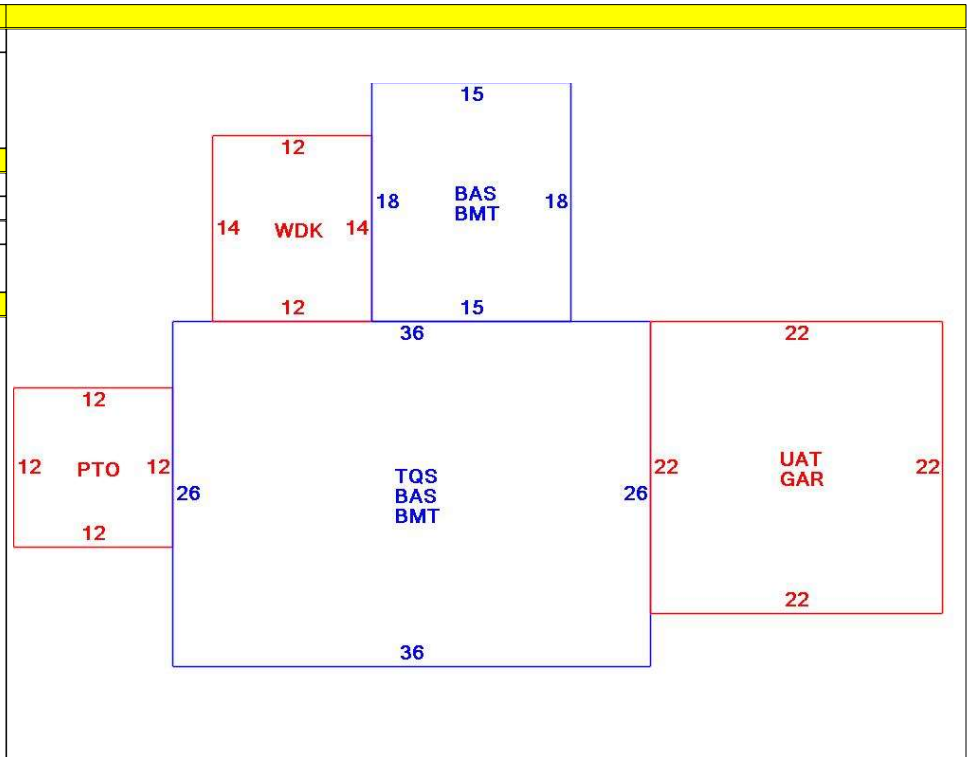
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-23-11	08-23-2023	835	Sid/Wind/Roof/	4,408		100		Insulation, weatherization and Game room in basement with RE-SHINGLE ROOF	06-23-2020	LS			FR	Field Review	
BLDR-23-67	06-28-2023	804	Addn Alt-Res	2,000		0			07-21-2017	KM	02		14	Cyclical Inspection	
EXPR-23-8	06-20-2023	835	Sid/Wind/Roof/	13,900		100			09-29-2011	NF	03		16	In Office Review	
19225	11-12-1996	RS	Residential	110,000	06-25-1998	100	01-01-1998		12-19-2008	PT	02		14	Cyclical Inspection	
									07-11-2001	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	SPLI	3	0.400	AC	176,344.00	2.18159	1.0000	5	1.00	0106	1.150		1.0000	442,411.8	177,000
Total Card Land Units					0.40	AC	Parcel Total Land Area					0.40	Total Land Value			177,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	11	Clapboard			
Exterior Wall 2	14	Wood Shingle			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
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	4				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style		Average			
Kitchen Style		Modernized			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	41	4 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	447,885
Year Built	1997
Effective Year Built	2004
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	12
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	88
RCNLD	394,100
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2006		88		0.00	5,300
BFA	Bsmt Fin-Avg	B	280	17.36	2006		88		0.00	4,300
WDC	Wood Decking	L	168	20.00	2004		70		0.00	3,000
GAR	Attached Gara	B	484	40.00	2006		88		0.00	16,000
BMT	Basement-Unfi	B	1,206	26.01	2006		88		0.00	26,400
PAT2	Patio-Good	L	144	9.94	1997		56		0.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,206	1,206	1,206	240.54	290,091
BMT	Basement Area	0	1,206	0	0.00	0
GAR	Attached Garage	0	484	0	0.00	0
PTO	Patio	0	144	0	0.00	0
TQS	Three Quarter Story	608	936	608	156.25	146,248
UAT	Attic, Unfinished	0	484	48	23.86	11,546
WDK	Wood Deck	0	168	0	0.00	0
Ttl Gross Liv / Lease Area		1,814	4,628	1,862		447,885

