

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
BOUCHER, JOHN C TR VALLEY BROOK ROAD REALTY TR 14 RIVER POINT DRIVE							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA	
PEMBROKE MA 02359							RESIDNTL RES LAND	1010 1010	794,200 80,600	794,200 80,600		
SUPPLEMENTAL DATA												VISION
Alt Prcl ID			Split Zonin RD-1;RC		Plan Ref.							
#DL 1 LOT 33			ResExpt Q		Land Ct# 35548-D & E							
#DL 2			GIS ID F_968286_2700656		PP STATU A:Active							
Assoc Pid#							Total 874,800 874,800					

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BOUCHER, JOHN C TR			C228131	0	11-04-2021	Q	I	800,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BURGER, CHARLES P & MEYER, ANNE			C225078	0	01-13-2021	U	I	659,900	1	2023	1010	688,700	2022	1010	552,400	2021	1010	175,000
MALASPINO, JOHN J JR & MICHELLE P			C220660	0	09-27-2019	U	V	75,000	1		1010	87,600		1010	84,100		1010	84,100
LUCHANGCO, ANTONIO D & LINDA JO			C107995	0	09-15-1986	Q	V	65,000	U									
ZAVALIANOS, CHARLES K			C103775	0	10-15-1985	Q	V	48,900	U									
			Total							776,300		Total		636,500		Total		259,100

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B	Tracing	Batch							
0106				CENVIL							
NOTES				VISIT / CHANGE HISTORY							
				Date	Id	Type	Is	Cd	Purpost/Result		
				09-02-2021	BM	03		16	In Office Review		
				05-21-2021	SR	01		02	Bldg Permit Completed		
				06-08-2020	SR	01		13	CALL BACK		
				06-05-2020	LS			FR	Field Review		
				02-26-2020	SAF			20	Sale Review		
				01-30-2013	DR	22		22	Change of Address		
				Total Appraised Parcel Value				874,800			

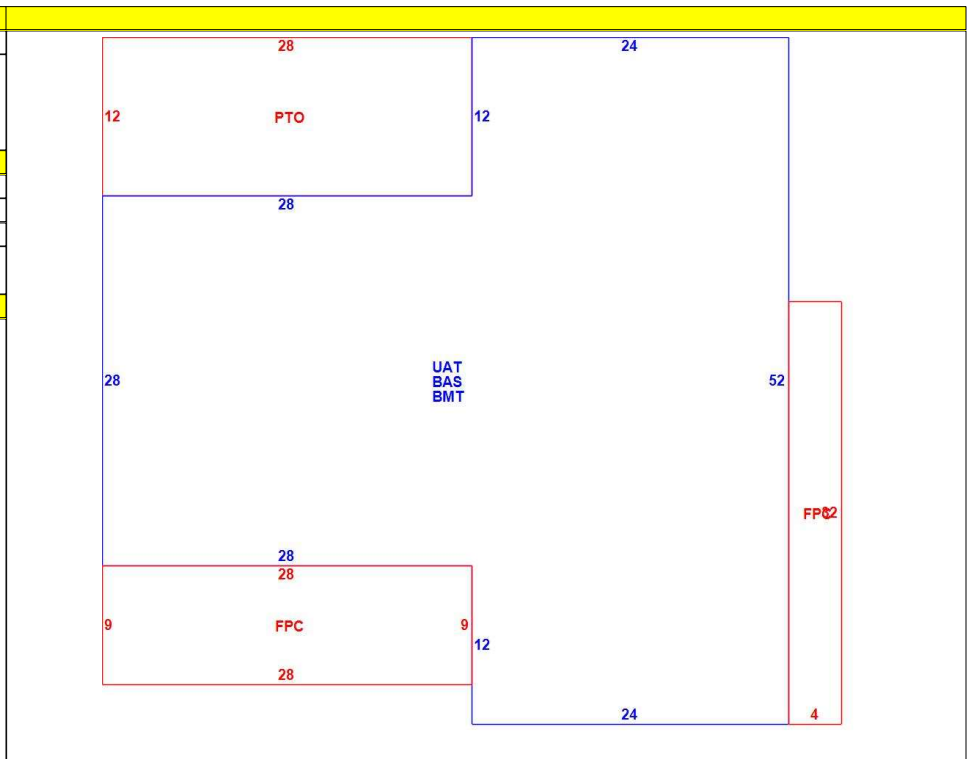
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
20-2256	08-20-2020	834	Sheet Metal	12,000	06-30-2021	100	06-30-2021	Provide and install a new heati	09-02-2021	BM	03		16	In Office Review			
19-2614	09-18-2019	824	New Cons1-2fa	294,000	05-21-2021	100	06-30-2021	Build new residential 3 bedroo	05-21-2021	SR	01		02	Bldg Permit Completed			
									06-08-2020	SR	01		13	CALL BACK			
									06-05-2020	LS			FR	Field Review			
									02-26-2020	SAF			20	Sale Review			
									01-30-2013	DR	22		22	Change of Address			

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	0.590	AC	118,750.00	1.00000	1.0000	0	1.00	0106	1.150		1.0000	136,562.5	80,600
Total Card Land Units					0.59	AC	Parcel Total Land Area					0.59	Total Land Value				80,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	B-	Custom Minus			
Stories	1	1 Story			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
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	21	2 Full-1 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	721,223
Year Built	2019
Effective Year Built	2017
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	2
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	98
RCNLD	706,800
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
BMT	Basement-Unfi	B	2,032	26.01	2019		98		0.00	44,400
FOPC	Open Prch-roo	B	380	55.00	2019		98		0.00	14,100
BGR2	2 Stall Bmt Ga	B	1	3244.00	2019		98		0.00	3,200
BFA1	Bsmt Fin-Goo	B	624	32.56	2019		98		0.00	19,900
PAT2	Patio-Good	L	336	9.94	2020		100		0.00	3,300
FPLG	Gas Fireplace-	B	1	2500.00	2019		98		0.00	2,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,032	2,032	2,032	322.69	655,716
BMT	Basement Area	0	2,032	0	0.00	0
FPC	Open Porch Conc. Floor	0	380	0	0.00	0
PTO	Patio	0	336	0	0.00	0
UAT	Attic, Unfinished	0	2,032	203	32.24	65,507
Ttl Gross Liv / Lease Area		2,032	6,812	2,235		721,223



2021/05/21