

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
PRATT, DAVID L & VICKI L 428 GREAT MARSH RD CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved	9 Rear Location	Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	326,700	326,700
			6 Septic			RES LAND	1010	155,900	155,900
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 10 #DL 2 GIS ID F_969529_2703929				Plan Ref. 298/.076 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 482,600 482,600			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
PRATT, DAVID L & VICKI L		12747 0048	12-27-1999	U	I	10	1A	Year	Code	Assessed	Year	Code	Assessed
PRATT, DAVID L		7284 0008	09-05-1990	Q	I	110,000	U	2023	1010	290,000	2022	1010	243,700
SULLIVAN, EDMUND D		7284 0007	09-05-1990	U	I	84,000	A		1010	141,700		1010	105,000
SULLIVAN, ROSANN D		4685 0077	08-27-1985	Q	I	84,000	U					1010	3,000
BARNSTABLE HOLDING CO INC		4418 0244	02-14-1985	Q	V	16,000	U	Total		431,700	Total		348,700
								Total			Total		315,700

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2010	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)	290,400
Appraised Xf (B) Value (Bldg)	33,300
Appraised Ob (B) Value (Bldg)	3,000
Appraised Land Value (Bldg)	155,900
Special Land Value	0
Total Appraised Parcel Value	482,600
Valuation Method	C
Total Appraised Parcel Value	482,600

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
201504215	07-29-2015	IN	Insulation	1,600	06-30-2016	100	06-30-2016	WEATHERIZATION	05-18-2020	LS			FR	Field Review
201504010	07-16-2015	PV	Solar PV Syste	12,000	08-20-2015	100	06-30-2016	INSTALLATION OF SOLAR P	02-09-2016	SR	01		02	Bldg Permit Completed
201403428	06-16-2014	IN	Insulation	1,200	06-30-2015	100	06-30-2015	INSULATE ATTIC WITH 10" C	02-08-2010	NF	03		03	Cycl Insp Comp
B27629	03-02-1985	DW	Dwelling	44,900	01-15-1986	100	06-30-1986	CE 2 STOR	01-05-2009	PT	02		14	Cyclical Inspection
B27629A	03-01-1985	DW	Dwelling	44,900	01-15-1988	100	06-30-1988	CE 2 STOR	08-21-2001	PT	01		00	Meas/Listed-Interior Acces
									08-17-2001	PT	02		01	Meas/Est
									07-15-1986	HM				

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	0.460 AC	176,344.00	1.92125	1.0000	5	1.00	0105	1.000		1.0000	338,809.7	155,900	
Total Card Land Units					0.46 AC	Parcel Total Land Area					0.46	Total Land Value					155,900

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	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	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 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	Ownr 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		345,720
			Year Built		1985
			Effective Year Built		1998
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		16
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		84
			RCNLD		290,400
			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
BFA	Bsmt Fin-Avg	B	600	17.36	2000		84		0.00	8,700
WDC	Wood Decking	L	220	20.00	1999		60		0.00	3,000
FOP	Open Porch-ro	B	120	55.00	2000		84		0.00	5,300
BMT	Basement-Unfi	B	816	26.01	2000		84		0.00	19,300
SOL1	Solar PV Pane	B	18	860.00	2000		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	816	816	816	256.85	209,590
BMT	Basement Area	0	816	0	0.00	0
FOP	Open Porch	0	120	0	0.00	0
TQS	Three Quarter Story	530	816	530	166.83	136,131
WDK	Wood Deck	0	220	0	0.00	0
Ttl Gross Liv / Lease Area		1,346	2,788	1,346		345,721

