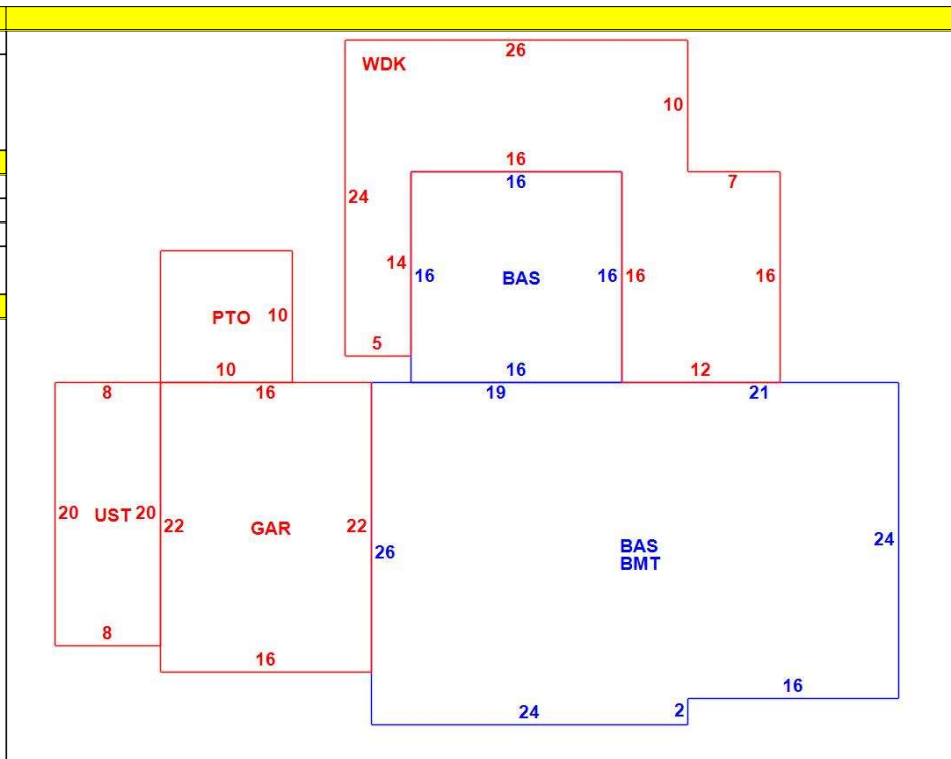


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION							
NICAS, EVANGELINE H 358 MAIN STREET SPENCER MA 01562		2	Above Street	2	Public Water	1	Paved			Description	Code	Assessed	Assessed			RESIDNTL RES LAND	1010 1010	349,800 151,900	349,800 151,900		
		4	Gas																		
		6	Septic																		
SUPPLEMENTAL DATA										Total		501,700	501,700								
Alt Prcl ID		Split Zonin		Plan Ref.		260/71															
BID Parcel		ResExpt Q		Land Ct#		#SR															
#DL 1		LOT 42		Life Estate		PP STATU															
#DL 2				Assoc Pid#																	
GIS ID		F_969312_2706388																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
NICAS, EVANGELINE H				27006	0214	01-02-2013	U	I	1	1A	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
NICAS, STANLEY J TR				26709	0054	09-27-2012	U	I	1	1F	1	1F	2023	1010	305,100	2022	1010	263,700	2021	1010	211,100
NICAS, STANLEY J & HELEN				3225	0253	01-16-1981	U		0		0			1010	138,100		1010	102,300		1010	102,300
																				5,000	
												Total		443,200	Total		366,000	Total		318,400	
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								APPRAISED VALUE SUMMARY							
														Appraised Bldg. Value (Card) 304,300							
														Appraised Xf (B) Value (Bldg) 39,300							
														Appraised Ob (B) Value (Bldg) 6,200							
														Appraised Land Value (Bldg) 151,900							
														Special Land Value 0							
														Total Appraised Parcel Value 501,700							
														Valuation Method C							
														Total Appraised Parcel Value 501,700							
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						
201407529	10-29-2014	NW	New Windows	6,000	06-30-2015	100	06-30-2015	REPLACE WINDOWS .35 AN		02-16-2021	SR	02		03	Cycl Insp Comp						
B33036	07-01-1989	AD	Addition	18,000	01-15-1990	100		CE ADD'N		04-17-2020	LS			FR	Field Review						
										01-29-2009	PT	02		14	Cyclical Inspection						
										07-30-2001	PT	01		00	Meas/Listed-Interior Acces						
										01-15-1990	ME	02		01	Meas/Est						
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	0.340	AC	176,344.00	2.53383	1.0000	5	1.00	0105	1.000			1.0000	446,820.4	151,900			
Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value					151,900			

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					
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	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
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	11	1 Full-1 Half			

CONDO DATA			
Parcel Id		C	Owne 0.0
		B	S
Adjust T/tp	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	375,686
Year Built	1979
Effective Year Built	1995
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	304,300
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	1997		81		0.00	4,100
WDC	Wood Decking	L	522	20.00	1998		58		0.00	5,700
GAR	Attached Gara	B	352	40.00	1997		81		0.00	12,000
UST	Utility Storage-	B	160	17.11	1997		81		0.00	1,600
BMT	Basement-Unfi	B	1,008	26.01	1997		81		0.00	21,600
PAT1	Patio- Average	L	100	5.89	1996		77		0.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,264	1,264	1,264	297.22	375,686
BMT	Basement Area	0	1,008	0	0.00	0
GAR	Attached Garage	0	352	0	0.00	0
PTO	Patio	0	100	0	0.00	0
UST	Utility Enclosure	0	160	0	0.00	0
WDK	Wood Deck	0	522	0	0.00	0
Ttl Gross Liv / Lease Area		1,264	3,406	1,264		375,686

