

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
HIGGINS, BRIAN JAMES & COURTNE MCGEE HIGGINS FAMILY TRUST 4 OXNER ROAD  CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	515,900	515,900		
			6 Septic			RES LAND	1010	152,900	152,900		
<b>SUPPLEMENTAL DATA</b>						Total				668,800	668,800
Alt Prcl ID		Split Zonin		Plan Ref. 357/72							
BID Parcel				Land Ct#							
ResExpt Q YES:				#SR							
#DL 1 LOTS 34A & 34B				Life Estate							
#DL 2				PP STATU							
GIS ID F_968877_2709619				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
HIGGINS, BRIAN JAMES & COURTNEY M	28656	0309	01-30-2015	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
HIGGINS, JAMES W & COLLEEN	3810	0020	07-15-1983	Q	I	81,000	U	2023	1010	458,400	2022	1010	390,500
BARTLETT, F DANA & EDITH M	3645	0061	01-04-1983	Q	I	78,500	U		1010	139,000	2021	1010	103,000
MCALPINE, JOHN D	3513	0314	07-15-1982	Q	V	9,050	U	Total		597,400	Total		493,500
								Total		437,100	Total		437,100

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
2018	5C	RESIDENTIAL EXEMPTION	0.00						Appraised Bldg. Value (Card) 454,800			
Total			0.00					Appraised Xf (B) Value (Bldg) 47,900				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			CENVIL

NOTES			
<p>Appraised Land Value (Bldg) 152,900</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 668,800</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 668,800</p>			

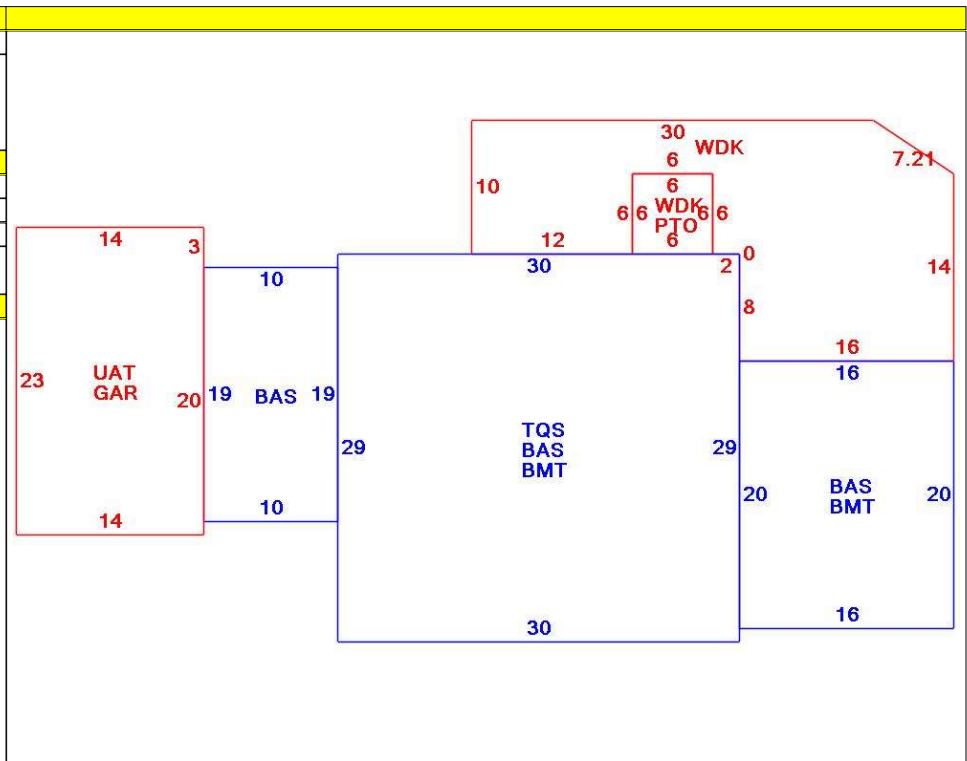
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
18-1772	06-05-2018	833	Shd-Res-under	0	07-30-2018	100	06-30-2018	install a 10 x12 shed	04-17-2020	LS			FR	Field Review
17-4167	12-04-2017	822	Insulation	2,000	07-30-2018	100	06-30-2018	PHASE TWO- Insulation of ba	08-06-2018	SR	02		02	Bldg Permit Completed
17-4166	12-04-2017	822	Insulation	4,000	07-30-2018	100	06-30-2018	Air sealing and insulation of att	08-18-2017	GC	03		16	In Office Review
200706563	10-20-2007	AD	Addition	25,000	04-08-2008	100	06-30-2008	KITCHEN	07-29-2014	JR	03		16	In Office Review
B29754	08-01-1986	AD	Addition	20,000	01-15-1987	100	12-31-1987	CE ADD'N	07-28-2009	PT	04		44	Drive by inspection only
									04-08-2008	PT	02		14	Cyclical Inspection
									01-10-2000	DD	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	0.370	AC	176,344.00	2.34343	1.0000	5	1.00	0105	1.000		1.0000	413,244.5
Total Card Land Units					0.37	AC	Parcel Total Land Area					0.37	Total Land Value			152,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 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	Ownr	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		547,997
Year Built		1982
Effective Year Built		1997
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		17
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		83
RCNLD		454,800
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1999		83		0.00	5,000
BRR	Bsmt Rec Rm-	B	680	8.05	1999		83		0.00	4,500
WDC	Wood Decking	L	476	20.00	1998		58		0.00	5,200
GAR	Attached Gara	B	322	40.00	1999		83		0.00	11,600
BMT	Basement-Unfi	B	1,190	26.01	1999		83		0.00	24,700
PAT2	Patio-Good	L	274	9.94	2017		98		0.00	2,700
PAT1	Patio- Average	L	36	5.89	2017		98		0.00	300
FPIT	Fire Pit	L	1	3010.00	2017		98	C	1.00	2,900
FPLG	Gas Fireplace-	B	1	2500.00	1999		83		0.00	2,100
SHED	Shed	L	120	18.00	2017		96		0.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,380	1,380	1,380	277.05	382,323
BMT	Basement Area	0	1,190	0	0.00	0
GAR	Attached Garage	0	322	0	0.00	0
PTO	Patio	0	36	0	0.00	0
TQS	Three Quarter Story	566	870	566	180.24	156,808
UAT	Attic, Unfinished	0	322	32	27.53	8,865
WDK	Wood Deck	0	476	0	0.00	0
Ttl Gross Liv / Lease Area		1,946	4,596	1,978		547,996

