

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT							
FRANCO, ARTHUR R & GLORIA A 514 SOUTH MAIN ST CENTERVILLE MA 02632		2	Above Street	2	Public Water	1	Paved	1	Marginal View	Description RESIDNTL RES LAND	Code 1010 1010	Assessed 514,400 487,200	Assessed 514,400 487,200				
		4	Gas			9	Rear Location										
		6	Septic														
SUPPLEMENTAL DATA																	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 PARC B #DL 2 GIS ID F_970388_2696884						Plan Ref. Land Ct# 17951-A #SR Life Estate PP STATU Assoc Pid#						Total		1,001,600		1,001,600	

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
FRANCO, ARTHUR R & GLORIA A		C108666	0	11-15-1986		U	I	200,000		A	Year Code Assessed Year Code Assessed V Year Code Assessed								
FRANCO, NICHOLAS D & KENNY, ROBE		C87245	0	10-30-1981		U		0			2023	1010	440,200	2022	1010	367,600	2021	1010	303,500
												1010	342,900		1010	291,000		1010	264,600
																		1010	5,100
											Total		783,100	Total		658,600	Total		573,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2010	5C	RESIDENTIAL EXEMPTION	0.00																	
Total			0.00																	

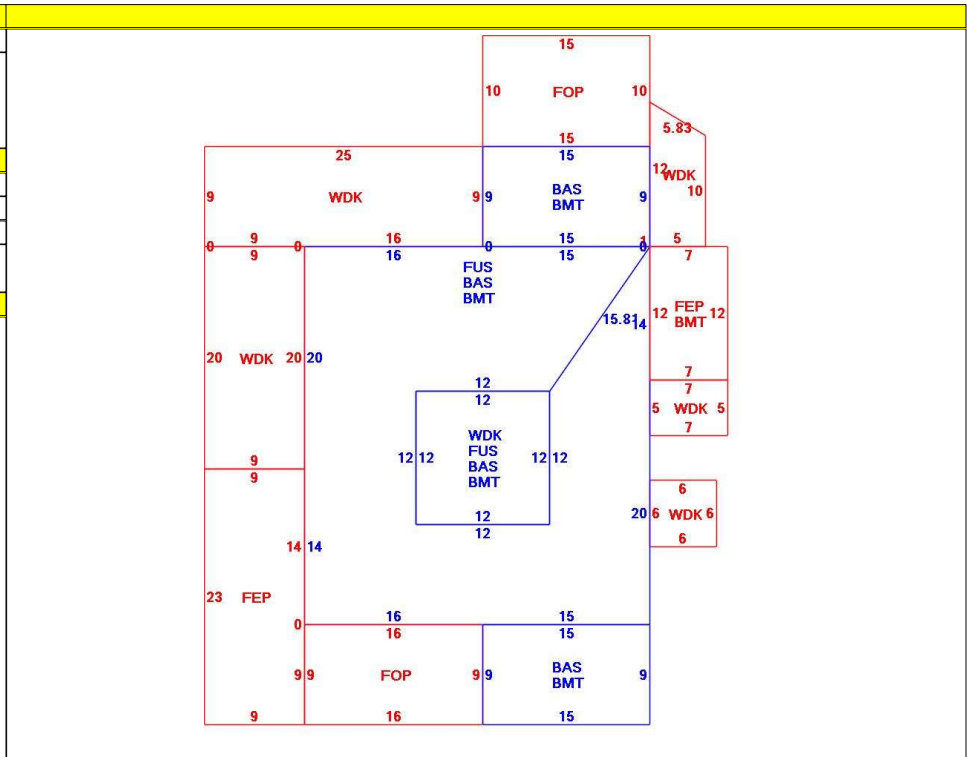
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B		Tracing		Batch		Appraised Bldg. Value (Card)	458,800
0109						CENVIL		Appraised Xf (B) Value (Bldg)	50,500
								Appraised Ob (B) Value (Bldg)	5,100
								Appraised Land Value (Bldg)	487,200
								Special Land Value	0
								Total Appraised Parcel Value	1,001,600
								Valuation Method	C
								Total Appraised Parcel Value	1,001,600

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
										05-14-2020	WD			FR	Field Review
										01-23-2018	SR	02		03	Cycl Insp Comp
										07-09-2013	DR	03		16	In Office Review
										03-27-2012	DR	03		16	In Office Review
										10-04-2011	DR	03		16	In Office Review
										09-26-2001	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	RD-	3	0.500 AC	176,344.00	1.78240	1.0000	5	1.00	0110	3.100			1.0000	974,371.1	487,200	
Total Card Land Units					0.50	AC	Parcel Total Land Area					0.50	Total Land Value					487,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
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	02	Wall Brd/Wood			
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	4				
Half Baths	0				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	40	4 Full-0 Half			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		664,910
			Year Built		1910
			Effective Year Built		1979
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		31
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		69
			RCNLD		458,800
			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
FPL3	Fireplace 2 sto	B	1	7000.00	1979		69		0.00	4,800
BRR	Bsmt Rec Rm-	B	600	8.05	1979		69		0.00	3,300
WDC	Wood Decking	L	498	20.00	1986		34		0.00	3,200
FOP	Open Porch-ro	B	294	55.00	1979		69		0.00	8,000
FEP	Enclosed porc	B	291	70.00	1979		69		0.00	11,000
BMT	Basement-Unfi	B	1,408	26.01	1979		69		0.00	23,400
WDC	Wood Deck w/	L	180	18.00	1993		48		0.00	1,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,324	1,324	1,324	279.61	370,202
BMT	Basement Area	0	1,408	0	0.00	0
FEP	Enclosed Porch	0	291	0	0.00	0
FOP	Open Porch	0	294	0	0.00	0
FUS	Upper Story	1,054	1,054	1,054	279.61	294,708
WDC	Wood Deck	0	678	0	0.00	0
Ttl Gross Liv / Lease Area		2,378	5,049	2,378		664,910

