

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
ZAWADOWSKY, ANDREW & SOKHIN 130 FOREST HILLS ROAD COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	663,000	663,000		
			6 Septic			RES LAND	1010	172,800	172,800		
SUPPLEMENTAL DATA						Total				835,800	835,800
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 16 #DL 2 GIS ID F_943948_2698254				Plan Ref. 443/71 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
ZAWADOWSKY, ANDREW & SOKHINA, E	30700	0015	08-15-2017	Q	I	517,000	00	Year	Code	Assessed	Year	Code	Assessed		
SIMMONS, ROBERT W & BARBARA J	13326	0285	10-27-2000	U	I	129,900	1	2023	1010	598,000	2022	1010	503,100		
MCSHANE CONSTRUCTION CO INC	11904	0157	12-10-1998	U	V	200,000	1		1010	170,800		1010	121,400		
HOSTETTER, PRISCILLA M	7104	0344	01-22-1990	U	V	1	1					1010	3,400		
HOSTETTER, DANIEL C	4425	0272	02-15-1985	U	V	750,000	N	Total		768,800	Total		624,500	Total	551,500

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			
									Appraised Bldg. Value (Card) 585,700			
Total			0.00					Appraised Xf (B) Value (Bldg) 73,100				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			COTUIT

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
										11-03-2022	SR	02		03	Cycl Insp Comp
										05-28-2020	DM			FR	Field Review
										01-17-2018	RB	03		16	In Office Review
										08-25-2014	JR	03		16	In Office Review
										05-22-2013	DR	22		22	Change of Address
										01-24-2013	RB	03		03	Cycl Insp Comp
										04-12-2005	PT	04		44	Drive by inspection only
										Total Appraised Parcel Value				835,800	

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
51572	02-08-2001	DW	Dwelling	281,730	01-04-2002	100	01-01-2002	NW DW		11-03-2022	SR	02		03	Cycl Insp Comp

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	RF	2	0.290	AC	176,344.00	2.93869	1.0000	5	1.00	0106	1.150		1.0000	595,954.5	172,800
Total Card Land Units					0.29	AC	Parcel Total Land Area					0.29	Total Land Value			172,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 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	03	Plastered			
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	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			COST / MARKET VALUATION		
Parcel Id		C	Parcel Id		Owne 0.0
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
Building Value New			650,803		
Year Built			2001		
Effective Year Built			2006		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			10		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			90		
RCNLD			585,700		
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
FPLG	Gas Fireplace-	B	1	2500.00	2008		90		0.00	2,300
WDC	Wood Decking	L	192	20.00	2006		74		0.00	3,400
FOP	Open Porch-ro	B	192	55.00	2008		90		0.00	7,800
GAR	Attached Gara	B	484	40.00	2008		90		0.00	16,300
BMT	Basement-Unfi	B	1,565	26.01	2008		90		0.00	32,900
FOPC	Open Prch-roo	B	84	55.00	2008		90		0.00	3,700
BFA	Bsmt Fin-Avg	B	644	17.36	2008		90		0.00	10,100
SHED	Shed	L	84	18.00	1997		56		0.00	800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,565	1,565	1,565	265.31	415,209
BMT	Basement Area	0	1,565	0	0.00	0
FHS	Half Story	276	551	276	132.90	73,225
FOP	Open Porch	0	192	0	0.00	0
FPC	Open Porch Conc. Floor	0	84	0	0.00	0
FUS	Upper Story	319	319	319	265.31	84,634
GAR	Attached Garage	0	484	0	0.00	0
TQS	Three Quarter Story	245	377	245	172.42	65,001
UAT	Attic, Unfinished	0	484	48	26.31	12,735
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		2,405	5,813	2,453		650,804

