

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MURPHY, BRIAN & VLAHOU, TOULA 32 PARK AVENUE CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	394,800	394,800
			6 Septic			RES LAND	1010	307,000	307,000
SUPPLEMENTAL DATA									
Alt Prcl ID			Plan Ref. 102/65						
Split Zonin			Land Ct#						
BID Parcel			#SR						
ResExpt Q YES:			Life Estate						
#DL 1 LOT 4			PP STATU						
#DL 2			Assoc Pid#						
GIS ID F_970745_2699372						Total 701,800 701,800			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
MURPHY, BRIAN & VLAHOU, TOULA	28104	0313	04-25-2014	Q	I	379,500	00	Year	Code	Assessed	Year	Code	Assessed		
CALHOUN, HARRY C	25421	0100	05-02-2011	U	I	100	1F	2023	1010	347,100	2022	1010	290,900		
CALHOUN, HARRY C & KATHLEEN L	16760	0164	04-16-2003	U	I	475,000	1		1010	285,400		1010	197,300		
PUZIO, FRANK D & DIANE M	15111	0026	05-01-2002	Q	I	409,000	00					1010	5,000		
VENTER, J CRAIG & CLAIRE M	13917	0164	06-08-2001	Q	I	420,000	00	Total		632,500	Total		488,200	Total	463,500

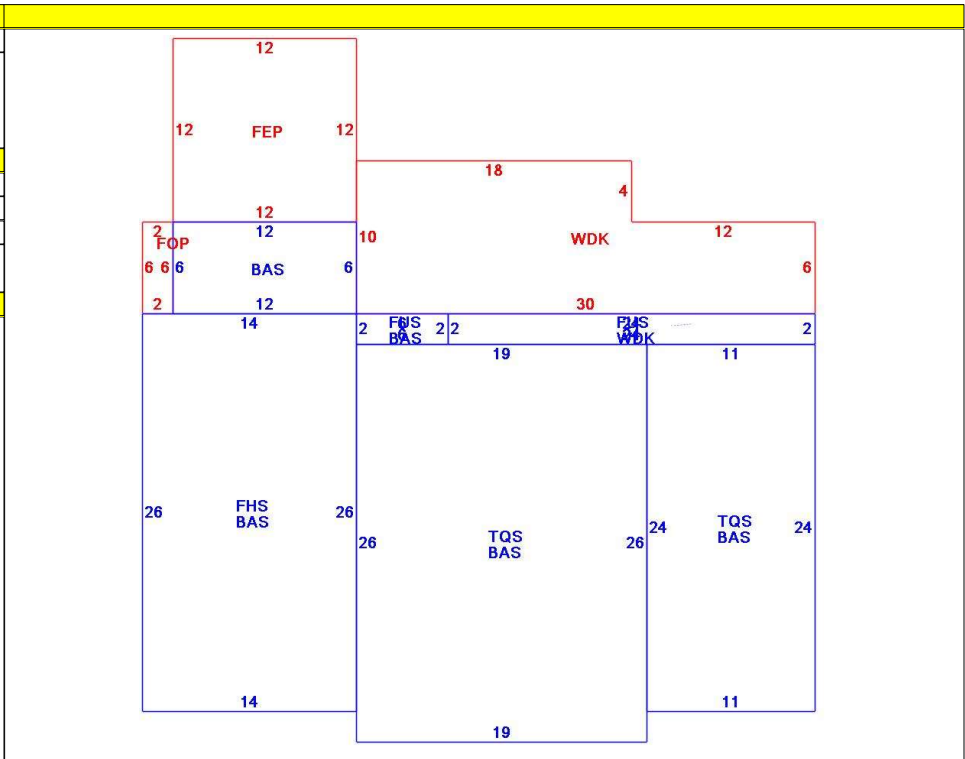
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
2016	5C	RESIDENTIAL EXEMPTION	0.00													
Total			0.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0109				CENVIL				
NOTES				Appraised Bldg. Value (Card)				376,900
				Appraised Xf (B) Value (Bldg)				12,900
				Appraised Ob (B) Value (Bldg)				5,000
				Appraised Land Value (Bldg)				307,000
				Special Land Value				0
				Total Appraised Parcel Value				701,800
				Valuation Method				C
				Total Appraised Parcel Value				701,800

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
20-105	01-31-2020	804	Addn Alt-Res	20,000	07-02-2020	100	06-30-2020	Kitchen remodel and replacing	07-02-2020	SR	01		02	Bldg Permit Completed
18-1708	06-07-2018	822	Insulation	6,816	07-02-2020	100	06-30-2020	Insulate attic, crawl space, kne	06-05-2020	LS			FR	Field Review
201503214	06-16-2015	AD	Addition	25,000	08-25-2015	100	06-30-2016	BUILD SUNROOM ON EXISTI	02-10-2016	SR	01		02	Bldg Permit Completed
90030	01-31-2006	AD	Addition	25,000	09-08-2006	100	06-30-2007		09-29-2015	TR	22		22	Change of Address
61022	05-10-2002	NS	New Siding	8,000	10-15-2002	100	01-01-2003		09-18-2015	GC	03		16	In Office Review
42513	11-18-1999	RE	Remodel	8,500	05-30-2000	100	01-01-2000	NEW DOORS & WINDOWS	04-30-2014	JR	03		16	In Office Review
B36316	11-01-1993	AD	Addition	2,000	01-15-1994	100	06-30-1994	CE DORMER	05-03-2007	TP	03		52	New Construction

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	0.170	AC	176,344.00	4.65505	1.0000	5	1.00	0109	2.200		1.0000	1,805,956	307,000
Total Card Land Units					0.17	AC	Parcel Total Land Area					0.17	Total Land Value			307,000	

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	14	Carpet			
Interior Floor 2	12	Hardwood			
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	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
			Adjust Type	Code	Description
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New	509,264	
			Year Built	1950	
			Effective Year Built	1986	
			Depreciation Code	G	
			Remodel Rating		
			Year Remodeled		
			Depreciation %	26	
			Functional Obsol	0	
			External Obsol	0	
			Trend Factor	1	
			Condition		
			Condition %		
			Percent Good	74	
			RCNLD	376,900	
			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	1988		74		0.00	4,400
WDC	Deck comp w	L	300	28.00	1999		60		0.00	5,000
FEP	Enclosed porc	B	144	70.00	1988		74		0.00	7,600
FOP	Open Porch-ro	B	12	55.00	1988		74		0.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,206	1,206	1,206	262.37	316,421
FEP	Enclosed Porch	0	144	0	0.00	0
FHS	Half Story	182	364	182	131.19	47,752
FOP	Open Porch	0	12	0	0.00	0
FUS	Upper Story	60	60	60	262.37	15,742
TQS	Three Quarter Story	493	758	493	170.65	129,349
WDK	Wood Deck	0	300	0	0.00	0
Ttl Gross Liv / Lease Area		1,941	2,844	1,941		509,264

