

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCCLEARN, THOMAS P & CATHERIN  72 INDIAN TRAIL  CENTERVILLE MA 02632		1 Level	2 Public Water	3 Unpaved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	384,400	384,400
			6 Septic			RES LAND	1010	167,300	167,300
<b>SUPPLEMENTAL DATA</b>						Total			
Alt Prcl ID		Split Zonin		Plan Ref. 126/103					
BID Parcel		ResExpt Q		Land Ct#					
#DL 1 LOT 17		#DL 2		Life Estate					
GIS ID F_970419_2704296		Assoc Pid#		PP STATU					

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCCLEARN, THOMAS P & CATHERINE		11427 0174	05-14-1998	Q	I	98,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MCLAUGHLIN, J ROBERT		6318 0290	06-15-1988	U	I	1	A	2023	1010	341,400	2022	1010	281,300	2021	1010	233,300
MCLAUGHLIN, J ROBERT & JOAN M		3360 0107	09-15-1981	U		0			1010	165,300		1010	117,600		1010	117,600
															1010	4,700
								Total		506,700	Total		398,900	Total		355,600

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0108			CENVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	372,500
Appraised Xf (B) Value (Bldg)	7,200
Appraised Ob (B) Value (Bldg)	4,700
Appraised Land Value (Bldg)	167,300
Special Land Value	0
Total Appraised Parcel Value	551,700
Valuation Method	C
Total Appraised Parcel Value	551,700

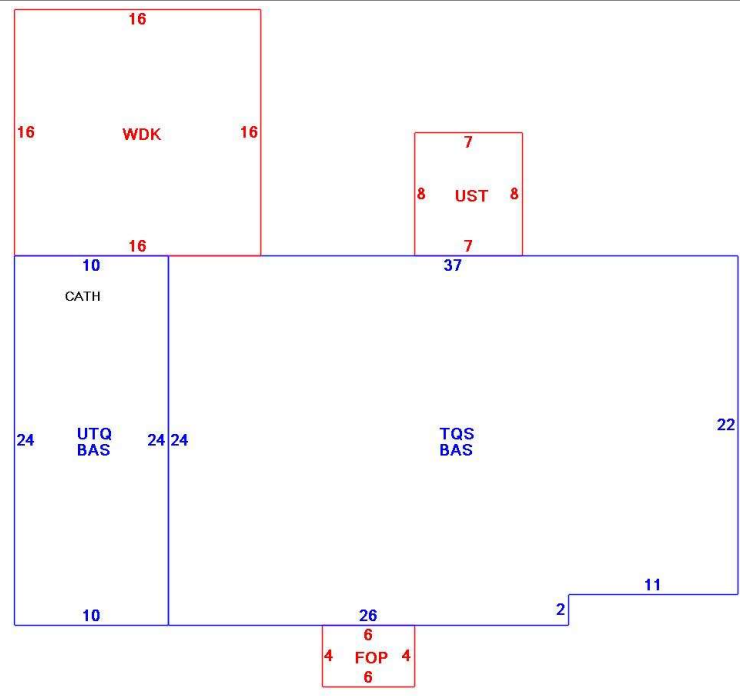
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
90455	02-22-2006	AD	Addition	45,000	03-09-2007	100	06-30-2007		04-17-2020	WD			FR	Field Review
55757	09-11-2001	OB	Out Building	1,000	02-25-2002	100	01-01-2002		10-10-2019	SR	01		03	Cycl Insp Comp
									04-04-2017	MLF	03		16	In Office Review
									06-02-2016	JR	03		16	In Office Review
									03-28-2014	JR	03		16	In Office Review
									08-28-2013	GC	03		16	In Office Review
									11-12-2008	MA	22		22	Change of Address

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	0.220 AC	176,344.00	3.75053	1.0000	5	1.00	0106	1.150		1.0000	760,589.3	167,300
Total Card Land Units					0.22	AC	Parcel Total Land Area					0.22	Total Land Value			167,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 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					
Interior Floor 1	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	7				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	10	1 Full-0 Half			

CONDO DATA				
Parcel Id		C	Ownr	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	459,845
Year Built	1959
Effective Year Built	1995
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	372,500
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	1997		81		0.00	4,900
WDC	Deck composit	L	256	24.00	1997		56		0.00	3,700
SHED	Shed	L	112	18.00	1994		50		0.00	1,000
UST	Utility Storage-	B	56	17.11	1997		81		0.00	700
FOP	Open Porch-ro	B	24	55.00	1997		81		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,106	1,106	1,106	257.04	284,286
FOP	Open Porch	0	24	0	0.00	0
TQS	Three Quarter Story	563	866	563	167.11	144,714
UST	Utility Enclosure	0	56	0	0.00	0
UTQ	Unfinished Three-quarter story	0	240	120	128.52	30,845
WDK	Wood Deck	0	256	0	0.00	0
Ttl Gross Liv / Lease Area		1,669	2,548	1,789		459,845

