

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
TOOKER, MATTHEW C, & CYNTHIA A M C TOOKER REV TR& C A TOOKER 41 MARTHAS WAY CENTERVILLE MA 02632						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA VISION	
						RESIDNTL	1010	609,900	609,900		
RES LAND	1010	154,500	154,500								
SUPPLEMENTAL DATA		Alt Prcl ID		Plan Ref. 324/63		Total		764,400	764,400		
		Split Zonin RC;RF		Land Ct#							
		BID Parcel		#SR							
		ResExpt Q YES:		Life Estate							
		#DL 1 LOT 6		PP STATU							
		#DL 2		Assoc Pid#							
		GIS ID F_971080_2711245									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TOOKER, MATTHEW C, & CYNTHIA A TR		31066 0257	02-05-2018	U	I	10	1F	Year	Code	Assessed	Year	Code	Assessed
TOOKER, MATTHEW C & CYNTHIA		5809 0350	07-15-1987	U	I	1	A	2023	1010	541,000	2022	1010	459,200
TOOKER, MATTHEW C		4432 0241	02-15-1985	U	V	100	A		1010	140,500		1010	104,100
TOOKER, MARTHA L		3555 0237	09-15-1983	U		0						1010	12,600
								Total		681,500	Total		563,300
											Total		469,500

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105			CENVIL				
NOTES				Appraised Bldg. Value (Card) 544,300 Appraised Xf (B) Value (Bldg) 45,700 Appraised Ob (B) Value (Bldg) 19,900 Appraised Land Value (Bldg) 154,500 Special Land Value 0 Total Appraised Parcel Value 764,400 Valuation Method C			
				Total Appraised Parcel Value 764,400			

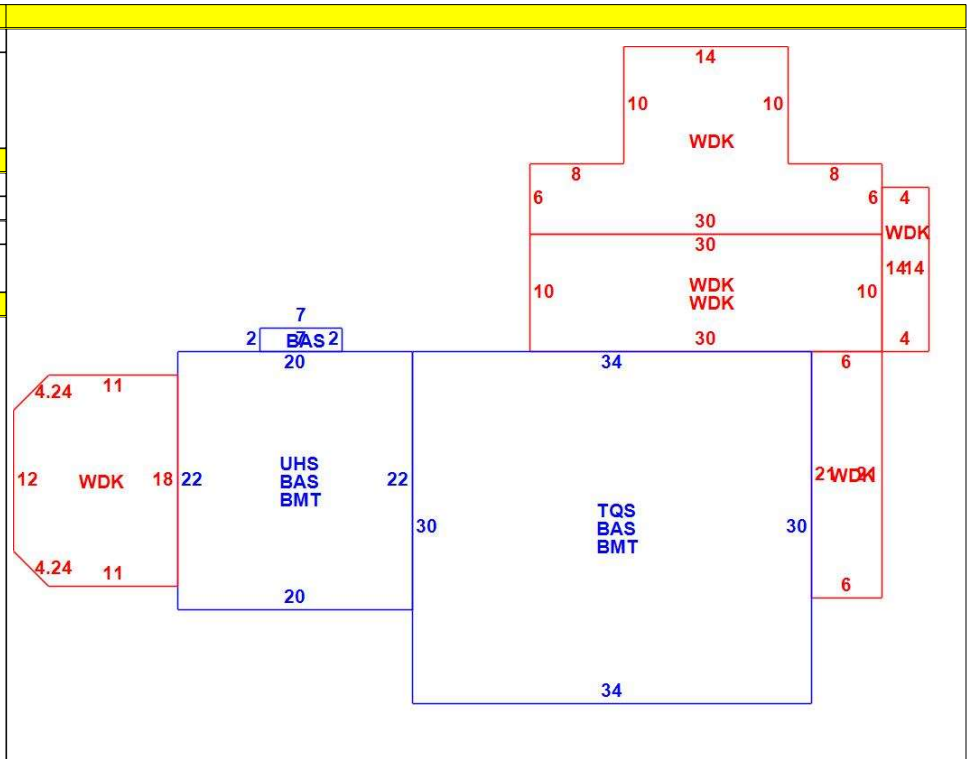
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-29	03-22-2023	839	Solar Panel-Re	46,769	04-18-2023	100	04-18-2023	COMPLETED 4/18/2023 Instal	05-08-2023	JO	03		02	Bldg Permit Completed
EXPR-21-2	03-02-2021	835	Sid/Wind/Roof/	8,927	06-30-2021	100	06-30-2021	Replacement of 3 doors; no str	07-12-2021	SR	01		03	Cycl Insp Comp
20-1535	06-22-2020	822	Insulation	4,100	06-30-2020	100	06-30-2020	Insulation and weatherization	04-29-2020	WD			FR	Field Review
19-2350	07-23-2019	835	Sid/Wind/Roof/	2,550	06-30-2020	100	06-30-2020	remove and replace shingles	03-07-2016	AL	03		16	In Office Review
201500630	02-05-2015	NW	New Windows	28,319	06-30-2015	100	06-30-2016	REPLACEMENT WINDOWS (08-11-2014	JR	03		16	In Office Review
47856	08-03-2000	AD	Addition	50,000	02-26-2001	100	01-01-2002		10-22-2009	PT	02		14	Cyclical Inspection
B36008	07-01-1993	WD	Wood Deck	3,000	01-15-1994	100		CE DECK	09-18-2001	MF	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	SPLI	3	0.420 AC	176,344.00	2.08655	1.0000	5	1.00	0105	1.000		1.0000	367,959.3	154,500
Total Card Land Units					0.42	AC	Parcel Total Land Area					0.42	Total Land Value			154,500

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 Siding			
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	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 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
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		611,570
Year Built		1988
Effective Year Built		2005
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		11
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		89
RCNLD		544,300
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	2007		89		0.00	5,300
FPO	Ext FP Openin	B	1	2000.00	2007		89		0.00	1,800
BRR	Bsmt Rec Rm-	B	440	8.05	2007		89		0.00	3,200
WDC	Wood Decking	L	1,102	20.00	2000		62		0.00	12,200
BMT	Basement-Unfi	B	1,460	26.01	2007		89		0.00	30,900
SHED	Shed	L	120	18.00	2019		100		0.00	2,200
WDC	Deck comp w	L	243	28.00	2000		62		0.00	4,600
SHED	Shed	L	80	18.00	2000		62		0.00	900
FPLG	Gas Fireplace-	B	2	2500.00	2007		89		0.00	4,500
SOL1	Solar PV Pane	B	19	860.00			0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,474	1,474	1,474	269.53	397,292
BMT	Basement Area	0	1,460	0	0.00	0
TQS	Three Quarter Story	663	1,020	663	175.20	178,700
UHS	Half Story, Unfinished	0	440	132	80.86	35,578
WDK	Wood Deck	0	1,345	0	0.00	0
Ttl Gross Liv / Lease Area		2,137	5,739	2,269		611,570

