

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
BOUTROS, FAYEK B & ANGELE M 276 BELKNAP RD FRAMINGHAM MA 01701		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	545,700	545,700		
			6 Septic			RES LAND	1010	251,300	251,300		
SUPPLEMENTAL DATA						Total				797,000	797,000
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct# 8993-E							
#DL 1 LOT 24		#DL 2		#SR		Life Estate FAYEK B & ANGE		PP STATU			
GIS ID F_975977_2695340				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
BOUTROS, FAYEK B & ANGELE M	C184096	0	09-12-2007	U	I	100	1A	2023	1010	476,100	2022	1010	411,700	2021	1010	331,100
BOUTROS, FAYEK B & ANGELE M	C91254	0	03-15-1983	Q	V	25,000	U								1010	169,200
COLEMAN, JAMES F & MARY F	C87754	0	01-15-1982	Q	V	20,000	U								1010	4,400
Total								724,700	Total		571,000	Total		504,700		

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

ASSESSING NEIGHBORHOOD				APPRaised VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0107				CENVIL	Appraised Bldg. Value (Card)	473,700	
					Appraised Xf (B) Value (Bldg)	67,600	
					Appraised Ob (B) Value (Bldg)	4,400	
					Appraised Land Value (Bldg)	251,300	
					Special Land Value	0	
					Total Appraised Parcel Value	797,000	
					Valuation Method	C	
					Total Appraised Parcel Value	797,000	

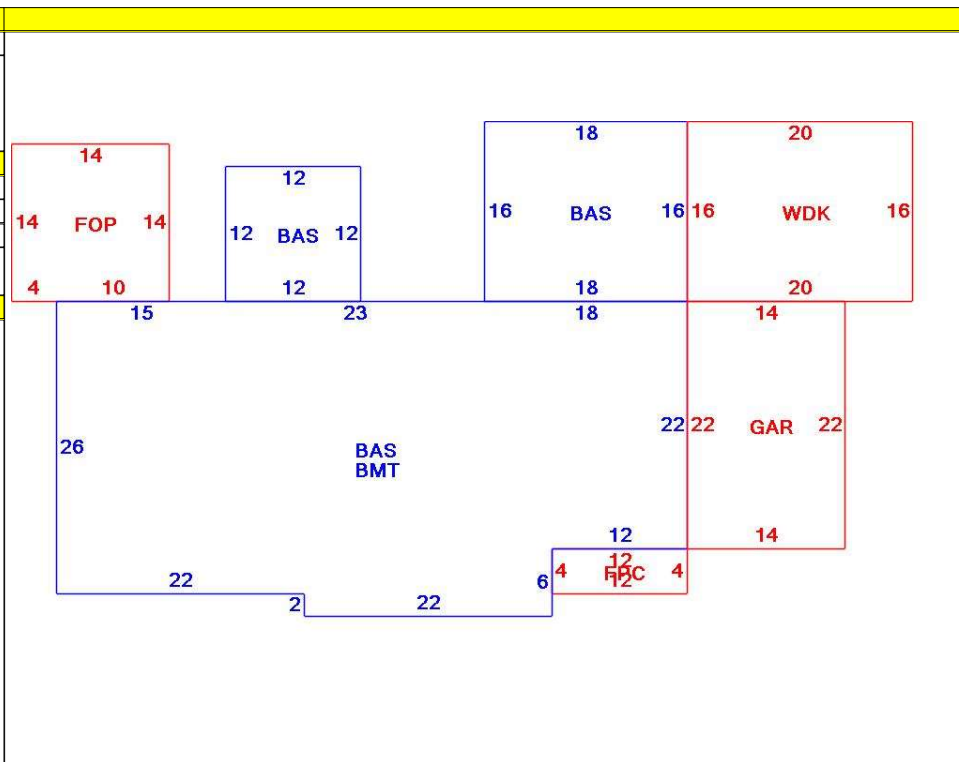
NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
B34165	02-01-1991	WD	Wood Deck	3,000	01-15-1992	100		CE DECK	05-18-2020	WD			FR	Field Review	
B33924	08-01-1990	AD	Addition	15,000	03-15-1991	100		CE ALTER.	10-23-2017	SR	02		03	Cycl Insp Comp	
B28659	11-02-1985	AD	Addition	4,500	09-15-1986	100		CE ENC.DK	06-06-2016	JR	03		16	In Office Review	
B28659A	11-01-1985	AD	Addition	4,500		100		CE ENC.DK	11-23-2009	PT	02		14	Cyclical Inspection	

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	RB	3	0.240	AC	176,344.00	3.49265	1.0000	5	1.00	0108	1.700		1.0000	1,047,042	251,300
Total Card Land Units					0.24	AC	Parcel Total Land Area					0.24	Total Land Value			251,300	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1	1 Story			
Exterior Wall 1	25	Vinyl Siding			
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	3				
Half Baths	0				
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	30	3 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	570,780
Year Built	1983
Effective Year Built	1997
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	83
RCNLD	473,700
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
FPL1	Fireplace 1 sto	B	1	5000.00	1999		83		0.00	4,200
BFA	Bsmt Fin-Avg	B	960	17.36	1999		83		0.00	13,800
WDC	Wood Decking	L	320	20.00	2004		70		0.00	4,400
FOP	Open Porch-ro	B	196	55.00	1999		83		0.00	7,300
GAR	Attached Gara	B	308	40.00	1999		83		0.00	11,300
BMT	Basement-Unfi	B	1,452	26.01	1999		83		0.00	28,700
FOPC	Open Prch-roo	B	48	55.00	1999		83		0.00	2,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,884	1,884	1,884	302.96	570,780
BMT	Basement Area	0	1,452	0	0.00	0
FOP	Open Porch	0	196	0	0.00	0
FPC	Open Porch Conc. Floor	0	48	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
WDK	Wood Deck	0	320	0	0.00	0
Ttl Gross Liv / Lease Area		1,884	4,208	1,884		570,780

