

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
COMEAU, JAMES P 40 RED LILY POND ROAD CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	216,300	216,300	
			6 Septic			RES LAND	1010	200,500	200,500	
SUPPLEMENTAL DATA						Total				416,800
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 40 SW LOT 41 #DL 2 BLK C GIS ID F_976259_2697039				Plan Ref. 76/1 Land Ct# #SR Life Estate PP STATU Assoc Pid#						416,800

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
COMEAU, JAMES P		28355 0224	08-29-2014	Q	I	255,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
COTTON, MARY		7250 0209	08-15-1990	U	I	100	A	2023	1010	183,000	2022	1010	157,000	2021	1010	122,000	
COTTON, MARY		6483 0255	10-15-1988	U	I	1	A		1010	182,200		1010	125,400		1010	127,300	
COTTON, ANNE M & MARY		4298 0288	10-15-1984	U	I	0	A								1010	2,800	
COTTON, ANNE M		4298 0286	10-15-1984	U	I	0	A										
Total								365,200		Total		282,400		Total		252,100	

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	Appraised Bldg. Value (Card)					209,300
0107				CENVIL	Appraised Xf (B) Value (Bldg)					4,200
					Appraised Ob (B) Value (Bldg)					2,800
					Appraised Land Value (Bldg)					200,500
					Special Land Value					0
					Total Appraised Parcel Value					416,800
					Valuation Method					C
					Total Appraised Parcel Value					416,800

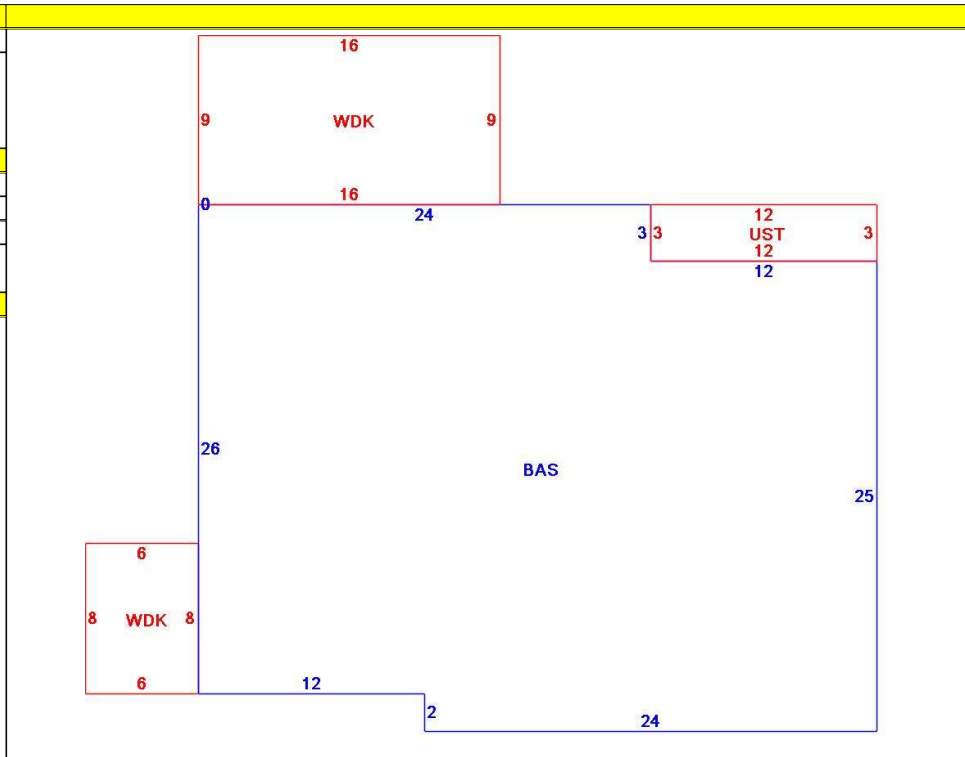
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
201100037 B27923	01-04-2011 05-01-1985	OB AD	Out Building Addition	3,000	01-15-1987	100 100		120SF SHD HP ADD'N	05-18-2020 02-08-2018 08-17-2015 02-14-2011 12-28-2001	WD SR JR RB PT	02 03 03 01		FR 03 20 16 00	Field Review Cycl Insp Comp Sale Review In Office Review 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	RB	3	0.200	AC	176,344.00	4.05999	1.0000	5	1.00	0107	1.400		1.0000	1,002,339	200,500
Total Card Land Units					0.20	AC	Parcel Total Land Area					0.20	Total Land Value			200,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
Stories	1	1 Story			
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	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
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	Owne	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		282,788
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		209,300
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
FPL1	Fireplace 1 sto	B	1	5000.00	1988		74		0.00	3,700
WDC	Wood Deck w/	L	192	18.00	1990		42		0.00	1,800
UST	Utility Storage-	B	36	17.11	1988		74		0.00	500
SHED	Shed	L	120	18.00	1993		48		0.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	948	948	948	298.30	282,788
UST	Utility Enclosure	0	36	0	0.00	0
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		948	1,176	948		282,788

