

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION						
RICCIOTTI, ROBERT C & LYNNE T 35 COMFORT STREET BRIDGEWATER MA 02324		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed			RESIDNTL 1010 220,600 RES LAND 1010 237,200				
			4 Gas													
			6 Septic													
SUPPLEMENTAL DATA						Total 457,800 457,800										
Alt Prcl ID		Split Zonin		Plan Ref. 103/127												
BID Parcel		ResExpt Q		Land Ct#												
#DL 1 LOT 32		#DL 2		Life Estate												
GIS ID F_976368_2697754		Assoc Pid#		PP STATU												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
RICCIOTTI, ROBERT C & LYNNE T		27101 0277	02-04-2013	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed			
RICCIOTTI, ROBERT C & LYNNE T TRS		25512 0169	06-17-2011	U	I	1	1F	2023	1010	187,400	2022	1010	159,400			
RICCIOTTI, ROBERT C & LYNNE T		25511 0314	06-16-2011	U	I	1	1F		1010	234,700		1010	150,400			
RICCIOTTI, ROBERT C & LYNNE T TRS		24561 0032	05-19-2010	Q	I	229,000	00					1010	1,400			
DILLON, TOM & ZAPPALA, JOHN TRS		24523 0216	04-30-2010	U	I	1	1F	Total		422,100	Total		309,800			
		Total						Total		287,700	Total		287,700			
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																
Nbhd		Nbhd Name		B		Tracing		Batch								
0107								CENVIL								
NOTES																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result		
17-2870	08-29-2017	822	Insulation	5,000		100		Add R-30 fiberglass to the attic	05-19-2020	WD			FR	Field Review		
									07-18-2017	SR	02		14	Cyclical Inspection		
									12-20-2001	PT	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	RB	3	0.170 AC	176,344.00	4.65505	1.0000	5	1.00	0108	1.700		1.0000	1,395,515	237,200
Total Card Land Units					0.17	AC	Parcel Total Land Area					0.17	Total Land Value			237,200

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					
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					
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	5	5 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	Ownr	0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	270,731
Year Built	1966
Effective Year Built	1989
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	77
RCNLD	208,500
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

10	32
11	FEP 11 11
10	
10	BAS 24
13	42

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	1991		77		0.00	3,900
FEP	Enclosed porc	B	110	70.00	1991		77		0.00	6,800
SHED	Shed	L	80	18.00	2019		100		0.00	1,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	898	898	898	301.48	270,731
FEP	Enclosed Porch	0	110	0	0.00	0
Ttl Gross Liv / Lease Area		898	1,008	898		270,731

