

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
EVANS, CHRISTOPHER C & LESLEY  85 MIDDLESEX AVENUE  READING MA 01867	1	Level	2	Public Water	1	Paved	Description RESIDENTL RES LAND	Code 1010 1010	Assessed 413,700 172,800	Assessed 413,700 172,800
	4	Gas								
	6	Septic								
SUPPLEMENTAL DATA										
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT B-3 & 1 #DL 2 GIS ID F_974226_2700316			Plan Ref. Land Ct# 17678-B & E #SR Life Estate PP STATU Assoc Pid#			Total 586,500 586,500				

801  
 FY2024  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
EVANS, CHRISTOPHER C & LESLEY M	C231856	0	12-19-2022	Q	I	650,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
DAVIS, JANICE K KIMMEL TR	C218424	0	01-17-2019	U	I	1	1F	2023	1010	348,100	2022	1010	281,700	2021	1010	256,000
DAVIS, JANICE K	C197477	0	06-25-2012	U	I	1	1F		1010	170,800		1010	121,400		1010	121,400
DAVIS, JAMES H & JANICE K KIMMEL	C151853	0	01-29-1999	U	I	115,000	2								1010	5,100
STEVENSON, J MARIE	#D73728	0	08-24-1998			0		Total		518,900	Total		403,100	Total		382,500

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2024	N5C	NO RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			CENVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	405,400
Appraised Xf (B) Value (Bldg)	3,200
Appraised Ob (B) Value (Bldg)	5,100
Appraised Land Value (Bldg)	172,800
Special Land Value	0
Total Appraised Parcel Value	586,500
Valuation Method	C
Total Appraised Parcel Value	586,500

NOTES							

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-23-12	09-26-2023	880	Alt-Int work-Res	4,000		100		Insulation work as part of the 12X30 DECK GUT&REDO DW;CAPE TO C	10-06-2020	SR	02		03	Cycl Insp Comp	
201001059	03-23-2010	WD	Wood Deck	6,000	05-27-2010	100	06-30-2010		06-01-2020	DM				FR	Field Review
200905413	11-05-2009	RE	Remodel	185,000	05-27-2010	100	06-30-2010		06-11-2010	NF	03			02	Bldg Permit Completed
									06-11-2010	NF	03			16	In Office Review
									05-27-2010	MK	01			52	New Construction
									10-29-2001	PT	01			00	Meas/Listed-Interior Acces
									10-01-1996	LK	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	RD-	3	0.290	AC	176,344.00	2.93869	1.0000	5	1.00	0106	1.150		1.0000	595,954.5	172,800
Total Card Land Units					0.29	AC	Parcel Total Land Area					0.29	Total Land Value			172,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
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	450,440
Year Built	2000
Effective Year Built	2006
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	10
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	90
RCNLD	405,400
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
FPLG	Gas Fireplace-	B	1	2500.00	2008		90		0.00	2,300
WDC	Wood Decking	L	360	20.00	2005		72		0.00	5,100
FOPC	Open Prch-roo	B	12	55.00	2008		90		0.00	900

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,197	1,197	1,197	227.84	272,724
FPC	Open Porch Conc. Floor	0	12	0	0.00	0
FUS	Upper Story	780	780	780	227.84	177,715
WDK	Wood Deck	0	360	0	0.00	0
Ttl Gross Liv / Lease Area		1,977	2,349	1,977		450,439

