

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
GALLANT, BRADFORD TR RALPH R GALLANT IRREVOCABLE T 51 MICHELLE AVENUE		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	285,300	285,300	
COTUIT MA 02635			2 Public Water			RES LAND	1010	156,500	156,500	
		SUPPLEMENTAL DATA				Total		441,800	441,800	
		Alt Prcl ID	Split Zonin	Plan Ref. 280/25						
		BID Parcel	ResExpt Q NO APP:	Land Ct#						
		#DL 1 LOT 15		#SR						
		#DL 2		Life Estate						
		GIS ID F_945214_2700722		PP STATU						
				Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
GALLANT, BRADFORD TR	32909	0229	05-15-2020	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed		
GALLANT, RALPH R	13733	0174	04-17-2001	U	I	0	1	2023	1010	252,900	2022	1010	212,000		
GALLANT, RALPH R & ELIZABETH L	4360	0018	12-20-1984	Q	I	74,000	U		1010	142,300		1010	105,400		
DELANEY, JOHN J TR	4101	0053	05-08-1984	U	V	40,384	N					1010	2,500		
RAFFOL, KENNETH S	3135	0333	08-11-1980	U		0		Total		395,200	Total		317,400	Total	288,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2022	N5C	NO RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105			COTUIT				

NOTES				APPRAISED VALUE SUMMARY			
				Appraised Bldg. Value (Card)	256,600		
				Appraised Xf (B) Value (Bldg)	26,200		
				Appraised Ob (B) Value (Bldg)	2,500		
				Appraised Land Value (Bldg)	156,500		
				Special Land Value	0		
				Total Appraised Parcel Value	441,800		
				Valuation Method	C		
				Total Appraised Parcel Value	441,800		

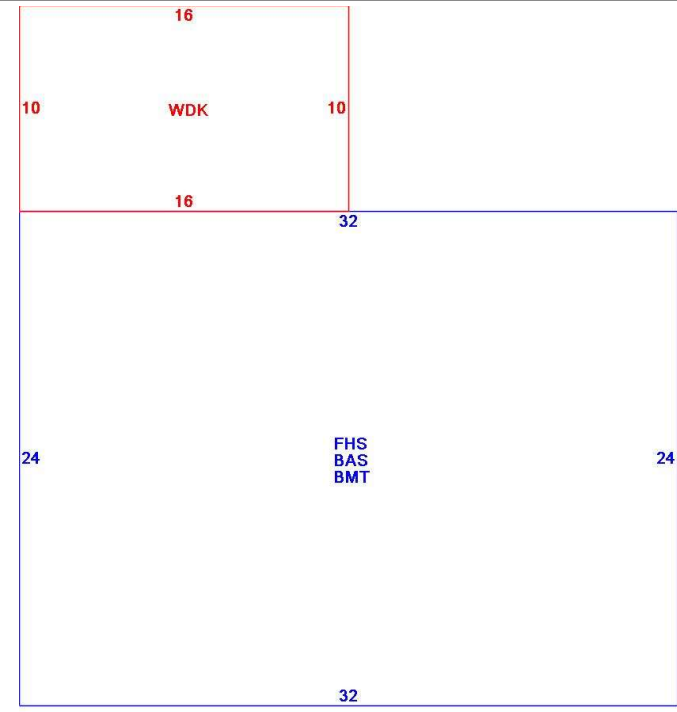
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-22-4 B26909	03-25-2022 08-01-1984	835 DW	Sid/Wind/Roof/ Dwelling	5,036 0	01-15-1985	100 100	06-30-1985	insuation and air sealing work i CO 1 1/2S	05-19-2020 03-14-2014 08-22-2012 04-19-2005 07-14-1999 03-15-1985	LS SR RB PT MF FR	02 03 02 01		FR 03 16 01 00	Field Review Cycl Insp Comp In Office Review Meas/Est 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	RF	2	0.480	AC	176,344.00	1.84893	1.0000	5	1.00	0105	1.000		1.0000	326,042.4	156,500
Total Card Land Units					0.48	AC	Parcel Total Land Area					0.48	Total Land Value			156,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	11	Bowstring Trus			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	305,533
Year Built	1984
Effective Year Built	1998
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	256,600
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	2000		84		0.00	5,000
BRR	Bsmt Rec Rm-	B	384	8.05	2000		84		0.00	2,600
WDC	Wood Decking	L	160	20.00	1999		60		0.00	2,500
BMT	Basement-Unfi	B	768	26.01	2000		84		0.00	18,600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	768	768	768	265.22	203,689	
BMT	Basement Area	0	768	0	0.00	0	
FHS	Half Story	384	768	384	132.61	101,844	
WDK	Wood Deck	0	160	0	0.00	0	
Ttl Gross Liv / Lease Area		1,152	2,464	1,152		305,533	

