

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
MACKEY, PAULA W 12 BENTON ROAD SOMERVILLE MA 02143		1	Level	2	Public Water	1	Paved			Description	Code	Assessed	Assessed
		4	Gas							RESIDENTL	1010	864,600	864,600
		6	Septic							RES LAND	1010	220,800	220,800
SUPPLEMENTAL DATA													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 2 #DL 2 GIS ID F_976247_2700872					Plan Ref. 301/81 Land Ct# #SR Life Estate PP STATU A:Active Assoc Pid#					Total		1,085,400	1,085,400

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)						
MACKEY, PAULA W		33584	0231	12-16-2020		Q	I			785,000	00									
WILLIAMS, NANCY H TR		20373	0129	10-17-2005		U	I			1	1A	2023	1010	743,900	2022	1010	626,300	2021	1010	464,700
WILLIAMS, NANCY H		14729	0093	01-22-2002		U	I			300,000	1		1010	220,000		1010	161,300		1010	161,300
BACHMAN, WILLIAM & GERALDINE TRS		14494	0177	11-28-2001		U	I			1	1A					1010	65,900			
BACHMAN, GERALDINE		2386	0127	08-19-1976		U				0		Total								
				Total								963,900	Total		787,600	Total		691,900		

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2022	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)	746,000
Appraised Xf (B) Value (Bldg)	52,700
Appraised Ob (B) Value (Bldg)	65,900
Appraised Land Value (Bldg)	220,800
Special Land Value	0
Total Appraised Parcel Value	1,085,400
Valuation Method	C
Total Appraised Parcel Value	1,085,400

NOTES							

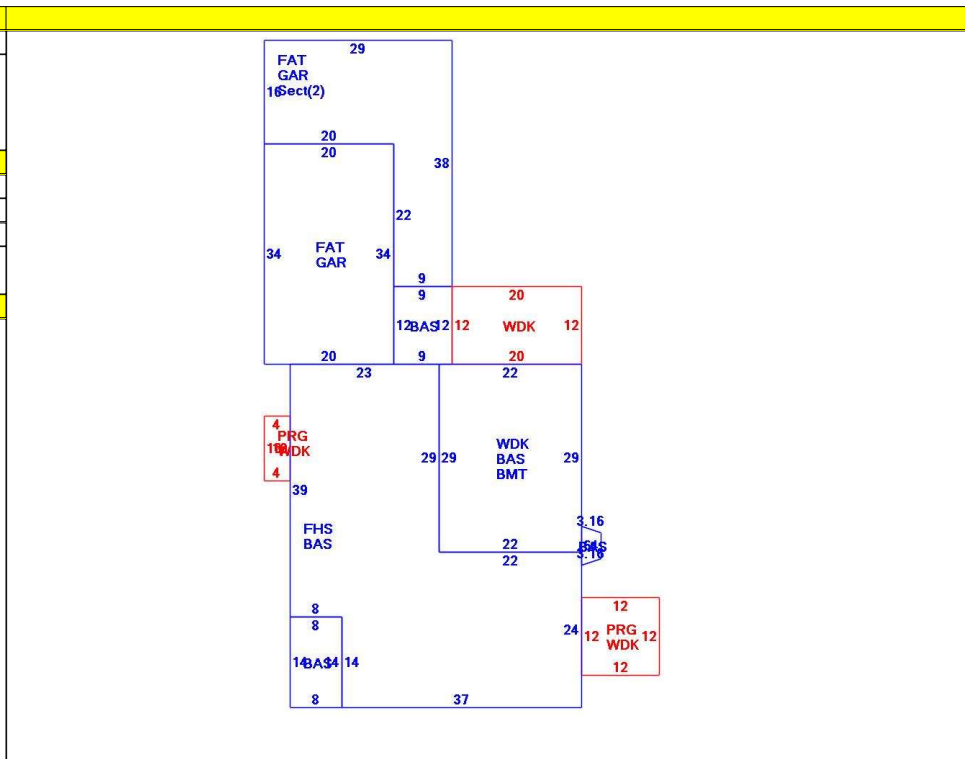
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
BLDR-22-74	07-22-2022	880	Alt-Int work-Res	60,000		100		Installation of Interior insulatio	05-27-2021	SR	02		02	Bldg Permit Completed	
BLDR-21-48	04-22-2021	804	Addn Alt-Res	11,000	05-27-2021	100	06-30-2021	Correct code violations, remov	06-03-2020	DM			FR	Field Review	
16-408	02-25-2016	835	Sid/Wind/Roof/	7,800	06-30-2016	100	06-30-2016	re-roof stripping old shingles Y	10-11-2019	SR	01		03	Cycl Insp Comp	
58342	01-11-2002	AD	Addition	196,736	07-27-2005	100	01-01-2006		12-22-2014	AL	03		16	In Office Review	
40192	08-04-1999	RE	Remodel	2,500	05-31-2000	100	01-01-2000		11-04-2014	AL	03		16	In Office Review	
									09-19-2012	GC	03		16	In Office Review	
									01-08-2010	PT	04		44	Drive by inspection only	

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	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0106	1.150	ROW ACCESS	1.0000	202,795.6	202,800	
1	1010	Single Fam M-0	RD-	3	1.100	AC	14,250.00	1.00000	1.0000	0	1.00	0106	1.150		1.0000	16,387.5	18,000	
Total Card Land Units					2.10	AC	Parcel Total Land Area					2.10	Total Land Value					220,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
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	02	2 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	10	10 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	05	Stone Walls			
Rms Prts					
Bath Split	30	3 Full-0 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	964,162
Year Built	1850
Effective Year Built	1989
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	77
RCNLD	746,000
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
FGR2	Garage- Avg-	L	480	50.00	2004		85	00	1.00	20,400
WDC	Wood Decking	L	240	20.00	2001		64		0.00	3,400
GAR	Attached Gara	B	680	40.00	1989		77		0.00	17,700
BMT	Basement-Unfi	B	638	26.01	1989		77		0.00	15,300
WDC	Wood Deck w/	L	822	18.00	2018		98		0.00	13,100
PRG1	Pergola-Avg	L	822	18.00	2018		98	C	1.00	14,500
PATF	Flagstone Pav	L	504	30.00	2018		99		0.00	14,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,508	2,508	2,508	273.80	686,693
BMT	Basement Area	0	638	0	0.00	0
FAT	Attic, Finished	102	680	102	41.07	27,928
FHS	Half Story	818	1,635	818	136.98	223,969
GAR	Attached Garage	0	680	0	0.00	0
PRG	Pergola	0	184	0	0.00	0
WDK	Wood Deck	0	1,062	0	0.00	0
Ttl Gross Liv / Lease Area		3,428	7,387	3,428		938,590



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