

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
NELLIS, WILLIAM J & CAROLE ANNE 249 HOLLY POINT ROAD CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	424,400	424,400
			6 Septic			RES LAND	1010	261,600	261,600
SUPPLEMENTAL DATA						Total			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 38 #DL 2 GIS ID F_975385_2707636				Plan Ref. Land Ct# 20239-C #SR Life Estate PP STATU Assoc Pid#		686,000			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
NELLIS, WILLIAM J & CAROLE ANNE	C194770	0	07-19-2011	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
NELLIS, WILLIAM J & CAROLE ANNE	C190700	0	02-09-2010	Q	I	407,000	00	2023	1010	372,600	2022	1010	324,400
CAPEN, DAVID A	#D46686	0	08-31-1988	U		0			1010	258,800		1010	165,800
FRANCIS, KEITH A & SUSAN J	C115295	0	08-31-1988	U	I	177,000	N					1010	11,300
CAPEN, DAVID A & ROBERTA H	C52290	0	08-31-1971	U	I	1	H	Total		631,400	Total		490,200
								Total		446,800	Total		446,800

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2013	5C	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
0108			CENVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	354,500
Appraised Xf (B) Value (Bldg)	58,600
Appraised Ob (B) Value (Bldg)	11,300
Appraised Land Value (Bldg)	261,600
Special Land Value	0
Total Appraised Parcel Value	686,000
Valuation Method	C
Total Appraised Parcel Value	686,000

NOTES							

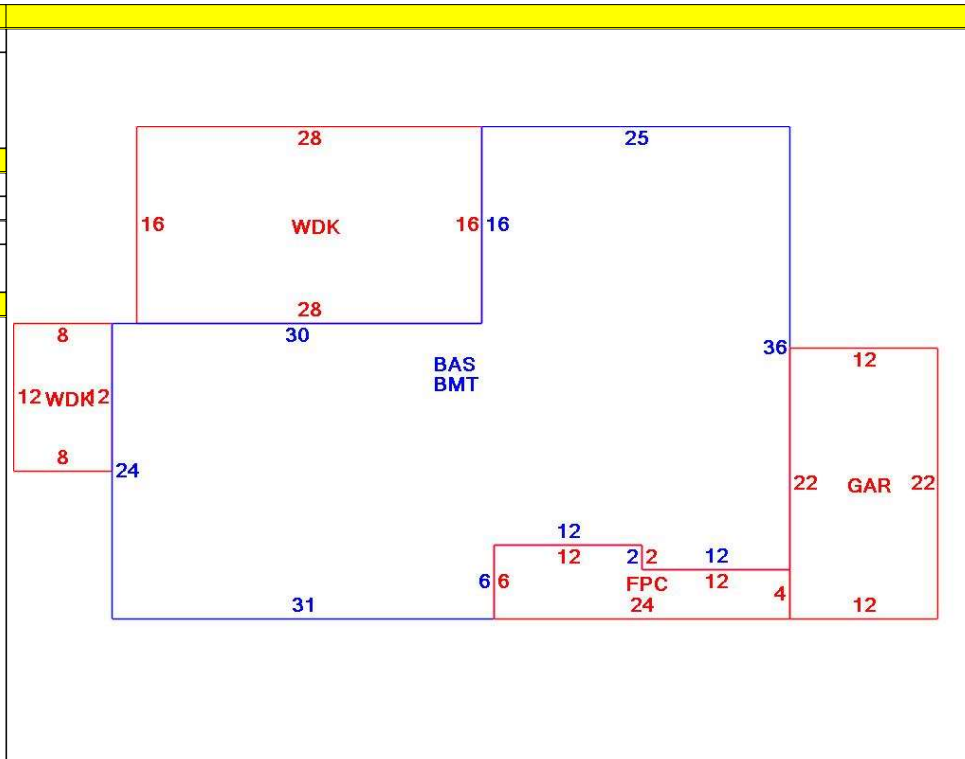
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
19-1801	05-31-2019	835	Sid/Wind/Roof/	8,400		100		siding & 1 window	04-30-2020	WD			FR	Field Review	
16-602	03-14-2016	835	Sid/Wind/Roof/	6,000		100		re-side	05-21-2015	SR	01		02	Bldg Permit Completed	
16-322	03-01-2016	822	Insulation	1,500		0		Weatherization	03-28-2014	NF	03		16	In Office Review	
201504815	07-29-2015	IN	Insulation	1,600	06-30-2016	100	06-30-2016	WEATHERIZATION	11-26-2012	GC	03		16	In Office Review	
201500001	01-02-2015	FB	Finish Basemen	2,000	05-13-2015	100	06-30-2015	RECTIFY PREVIOUS WORK	08-08-2012	DR	22		22	Change of Address	
201408601	01-02-2015	RE	Remodel	18,680	05-13-2015	100	06-30-2015	ADD BATHROOM TO LOWER	01-31-2011	LH	03		16	In Office Review	
201306401	09-16-2013	EX	Expired	10,000		0		EXPIRED-BTH RENO	05-25-2010	DR	22		22	Change of Address	

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	0.400	AC	176,344.00	2.18159	1.0000	5	1.00	0108	1.700		1.0000	654,006.9	261,600
Total Card Land Units					0.40	AC	Parcel Total Land Area					0.40	Total Land Value			261,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 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	Ownr 0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	454,480
Year Built	1971
Effective Year Built	1991
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	22
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	78
RCNLD	354,500
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
BFA	Bsmt Fin-Avg	B	904	17.36	1993		78		0.00	12,200
FPL1	Fireplace 1 sto	B	1	5000.00	1993		78		0.00	3,900
WDC	Wood Decking	L	448	20.00	1996		54		0.00	4,600
FOPC	Open Prch-roo	B	120	55.00	1993		78		0.00	4,100
GAR	Attached Gara	B	264	40.00	1993		78		0.00	9,500
BMT	Basement-Unfi	B	1,600	26.01	1993		78		0.00	28,900
GEN	Emergency Ge	L	1	5550.00	2013		88		0.00	4,900
WDC	Wood Deck w/	L	96	18.00	1998		58		0.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,600	1,600	1,600	284.05	454,480
BMT	Basement Area	0	1,600	0	0.00	0
FPC	Open Porch Conc. Floor	0	120	0	0.00	0
GAR	Attached Garage	0	264	0	0.00	0
WDK	Wood Deck	0	544	0	0.00	0
Ttl Gross Liv / Lease Area		1,600	4,128	1,600		454,480

