

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION							
FAUNCE, BRIAN C 11 HIGHLAND AVENUE COHASSET MA 02025				1	Level	4	Gas	1	Paved			Description	Code	Assessed	Assessed			RESIDNTL RES LAND	1010 1010	165,900 219,200	165,900 219,200		
						5	Well																
						6	Septic																
SUPPLEMENTAL DATA												PREVIOUS ASSESSMENTS (HISTORY)											
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_973517_2716671				Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#										Total		385,100		385,100					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)										
FAUNCE, BRIAN C				2278	0278	12-22-1975		U	V	0			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
												2023	1010	140,300	2022	1010	115,200	2021	1010	93,100			
													1010	218,200		1010	159,600		1010	1,500			
												Total		358,500		Total		274,800		Total		254,200	
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount	Code	Description	Number	Amount	Comm Int														
				Total	0.00																		
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				158,500									
0106								BARNs		Appraised Xf (B) Value (Bldg)				5,900									
												Appraised Ob (B) Value (Bldg)				1,500							
												Appraised Land Value (Bldg)				219,200							
												Special Land Value				0							
												Total Appraised Parcel Value				385,100							
												Valuation Method				C							
												Total Appraised Parcel Value				385,100							
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						
												07-30-2021	SR	02		03	Cycl Insp Comp						
												05-13-2020	DM			FR	Field Review						
												09-17-2018	KM	22		22	Change of Address						
												03-17-2011	DR	22		22	Change of Address						
												12-08-2004	JS	01		00	Meas/Listed-Interior Acces						
												08-16-2000	PT			10	Desk Aerial Review						
												04-25-2000	PT	02		01	Meas/Est						
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	1	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0106	1.150			1.0000	202,795.6							
1	1010	Single Fam M-0	RF	1	1.000 AC	14,250.00	1.00000	1.0000	0	1.00	0106	1.150			1.0000	16,387.5							
Total Card Land Units					2.00	AC	Parcel Total Land Area					2.00	Total Land Value					219,200					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C-	Average Minus			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
CONDO DATA					
Roof Structure	03	Gable/Hip	Parcel Id	C	Owne 0.0
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall	Adjust Type	Code	Description
Interior Wall 2					Factor%
Interior Floor 1	09	Pine/Soft Wood	Condo Flr		
Interior Floor 2			Condo Unit		
COST / MARKET VALUATION					
Heat Fuel	03	Gas	Building Value New		243,916
Heat Type	05	Hot Water	Year Built		1830
AC Type	01	None	Effective Year Built		1974
Bedrooms	01	1 Bedroom	Depreciation Code		F
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures			Depreciation %		35
Total Rooms	4	4 Rooms	Functional Obsol		0
Bath Style			External Obsol		0
Kitchen Style			Trend Factor		1
Occupancy			Condition		
Usrflid 105			Condition %		
Accessory Apt			Percent Good		65
Foundation Alt	09	Blk/Pour Ftgs	RCNLD		158,500
Rms Prts			Dep % Ovr		
Bath Split	10	1 Full-0 Half	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
SHED	Shed	L	240	18.00	1986		34		0.00	1,500
FOP	Open Porch-ro	B	207	55.00	1974		65		0.00	5,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	779	779	779	300.02	233,715
FOP	Open Porch	0	207	0	0.00	0
UAT	Attic, Unfinished	0	338	34	30.18	10,201
Ttl Gross Liv / Lease Area		779	1,324	813		243,916

