

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
KATSOHIS, CHARLES J & KATHLEEN 5 APPALOOSA PLACE NASHUA NH 03062				1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	
					4 Gas			RESIDNTL	1010	196,800	196,800	
				2 Public Water				RES LAND	1010	309,700	309,700	
SUPPLEMENTAL DATA												
Alt Prcl ID				Plan Ref. 34/23								
Split Zonin				Land Ct#								
BID Parcel				#SR								
ResExpt Q				Life Estate								
#DL 1 LOTS 459 & 461				PP STATU								
#DL 2				Assoc Pid#								
GIS ID F_978472_2695042								Total 506,500 506,500				

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
KATSOHIS, CHARLES J & KATHLEEN							3410	0235	12-17-1981	U	V	0		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
													2023	1010	175,200	2022	1010	144,800	2021	1010	119,400	
														1010	287,900		1010	199,100		1010	218,000	
																				1010	3,600	
													Total		463,100	Total		343,900	Total		341,000	

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														
Nbhd			Nbhd Name			B			Tracing			Batch		
0109												HYAN		

NOTES												APPRAISED VALUE SUMMARY						
												Appraised Bldg. Value (Card)						188,400
												Appraised Xf (B) Value (Bldg)						4,600
												Appraised Ob (B) Value (Bldg)						3,800
												Appraised Land Value (Bldg)						309,700
												Special Land Value						0
												Total Appraised Parcel Value						506,500
												Valuation Method						C
												Total Appraised Parcel Value						506,500

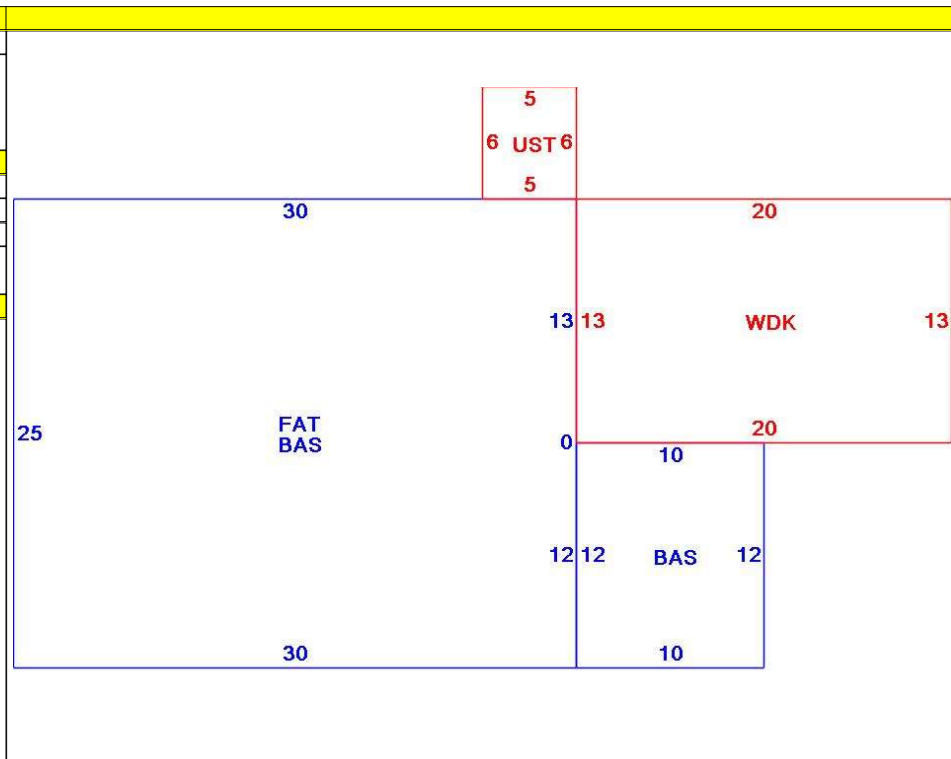
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments				Date	Id	Type	Is	Cd	Purpost/Result
												04-13-2023	CK	22	22	Change of Address	
												12-22-2022	DB	02	03	Cycl Insp Comp	
												05-20-2020	WD		FR	Field Review	
												09-11-2014	SR	02	03	Cycl Insp Comp	
												01-27-2014	JR	03	16	In Office Review	
												04-29-2010	NF	03	03	Cycl Insp Comp	

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	RB	4	0.180	AC	176,344.00	4.43465	1.0000	5	1.00	0109	2.200					1.0000		1,720,464	309,700	
Total Card Land Units					0.18	AC	Parcel Total Land Area					0.18	Total Land Value					309,700				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.4				
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	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	11	1 Full-1 Half			

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

COST / MARKET VALUATION			
Building Value New			269,126
Year Built			1951
Effective Year Built			1981
Depreciation Code			A
Remodel Rating			
Year Remodeled			
Depreciation %			30
Functional Obsol			0
External Obsol			0
Trend Factor			1
Condition			
Condition %			
Percent Good			70
RCNLD			188,400
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1983		70		0.00	4,200
WDC	Wood Decking	L	260	20.00	1991		44		0.00	2,400
UST	Utility Storage-Shed	B	30	17.11	1983		70		0.00	400
SHED	Shed	L	80	18.00	2019		100		0.00	1,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	870	870	870	273.78	238,189
FAT	Attic, Finished	113	750	113	41.25	30,937
UST	Utility Enclosure	0	30	0	0.00	0
WDK	Wood Deck	0	260	0	0.00	0
Ttl Gross Liv / Lease Area		983	1,910	983		269,126

