

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
AVERGON, BRAD & CYNTHIA 21 HUNDREDS ROAD WESTBOROUG MA 01581		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	195,400	195,400		
			6 Septic			RES LAND	1010	129,800	129,800		
SUPPLEMENTAL DATA						Total				325,200	325,200
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 14 #DL 2 GIS ID F_977860_2698505				Plan Ref. 62/145 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
AVERGON, BRAD & CYNTHIA	26522	0170	07-23-2012	U	I	120,000	1									
KEARSLEY, HAROLD C ESTATE OF	26522	0168	07-23-2012	U	I	0	1	2023	1010	165,000	2022	1010	141,100	2021	1010	110,600
KEARSLEY, HAROLD C	7578	0163	06-15-1991	Q	I	95,000	U		1010	118,000		1010	87,400		1010	87,400
BOUSQUET, JEAN L	6070	0002	12-15-1987	Q	I	93,900	U								1010	1,200
AYLMER, PETER BRIAN	4180	0081	07-15-1984	Q	I	45,000	U	Total		283,000	Total		228,500	Total		199,200

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0105				CENVIL

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			190,900
Appraised Xf (B) Value (Bldg)			3,300
Appraised Ob (B) Value (Bldg)			1,200
Appraised Land Value (Bldg)			129,800
Special Land Value			0
Total Appraised Parcel Value			325,200
Valuation Method			C
Total Appraised Parcel Value			325,200

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-23-13	10-30-2023	804	Addn Alt-Res	210,000		0		remove bedroom down stairs a	05-19-2020	WD			FR	Field Review
201301225	04-04-2013	AD	Addition	24,000	07-26-2013	100	06-30-2013	1 STORY ADD'N 11X20 FAM/	09-10-2018	KM	22		22	Change of Address
									08-03-2015	SR	01		03	Cycl Insp Comp
									08-05-2013	RB	03		02	Bldg Permit Completed
									06-09-2009	MA	03		16	In Office Review
									11-29-2001	PT	01		00	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	RB	3	0.100	AC	176,344.00	7.35998	1.0000	5	1.00	0105	1.000		1.0000	1,297,891	129,800
Total Card Land Units					0.10	AC	Parcel Total Land Area					0.10	Total Land Value			129,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
Stories	1	1 Story			
Exterior Wall 1	11	Clapboard	CONDO DATA		
Exterior Wall 2			Parcel Id		C
Roof Structure	03	Gable/Hip			B
Roof Cover	03	Asph/F Gls/Cmp			S
Interior Wall 1	05	Drywall	Adjust Type	Code	Description
Interior Wall 2			Condo Flr		Factor%
Interior Floor 1	14	Carpet	Condo Unit		
Interior Floor 2	11	Ceram Clay Til	COST / MARKET VALUATION		
Heat Fuel	03	Gas	Building Value New		241,602
Heat Type	04	Hot Air	Year Built		1962
AC Type	01	None	Effective Year Built		1992
Bedrooms	02	2 Bedrooms	Depreciation Code		G
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures			Depreciation %		21
Total Rooms	7		Functional Obsol		0
Bath Style			External Obsol		0
Kitchen Style			Trend Factor		1
Occupancy			Condition		
Usrflid 105			Condition %		
Accessory Apt			Percent Good		79
Foundation Alt	09	Blk/Pour Ftgs	RCNLD		190,900
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
FOP	Open Porch-ro	B	66	55.00	1994		79		0.00	3,300
PAT1	Patio- Average	L	273	5.89	1994		75		0.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	839	839	839	287.96	241,602
FOP	Open Porch	0	66	0	0.00	0
PTO	Patio	0	273	0	0.00	0
Ttl Gross Liv / Lease Area		839	1,178	839		241,602

