

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
GUINEY, BRIAN J						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
440 STRAWBERRY HILL RD						RESIDENTL	1010	552,800	552,800	
CENTERVILLE MA 02632						RES LAND	1010	168,600	168,600	
SUPPLEMENTAL DATA						Total		721,400	721,400	VISION
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 3 #DL 2 GIS ID F_977359_2700170				Plan Ref. 372/32 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)					
GUINEY, BRIAN J	16129	0088	12-23-2002	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
GUINEY, BRIAN J	12419	0222	07-20-1999	U	I	1	1A	2023	1010	489,900	2022	1010	406,000
GUINEY, BRIAN J & PAUL	6688	0289	04-05-1989	U	I	1	1A		1010	153,200		1010	113,500
GUINEY, BRIAN J	6539	0304	12-02-1988	U	I	1	1A					1010	5,500
TYNAN, KEVIN & GUINEY, BRIAN J	5414	0140	11-20-1986	Q	I	132,000	00	Total		643,100	Total		519,500
								Total		462,600	Total		462,600

EXEMPTIONS				OTHER ASSESSMENTS				APPRaised VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
2010	5C	RESIDENTIAL EXEMPTION	0.00						Appraised Bldg. Value (Card) 497,000			
Total			0.00					Appraised Xf (B) Value (Bldg) 45,500				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			Batch HYAN

NOTES			
Special Land Value 0			
Total Appraised Parcel Value 721,400			
Valuation Method C			
Total Appraised Parcel Value 721,400			

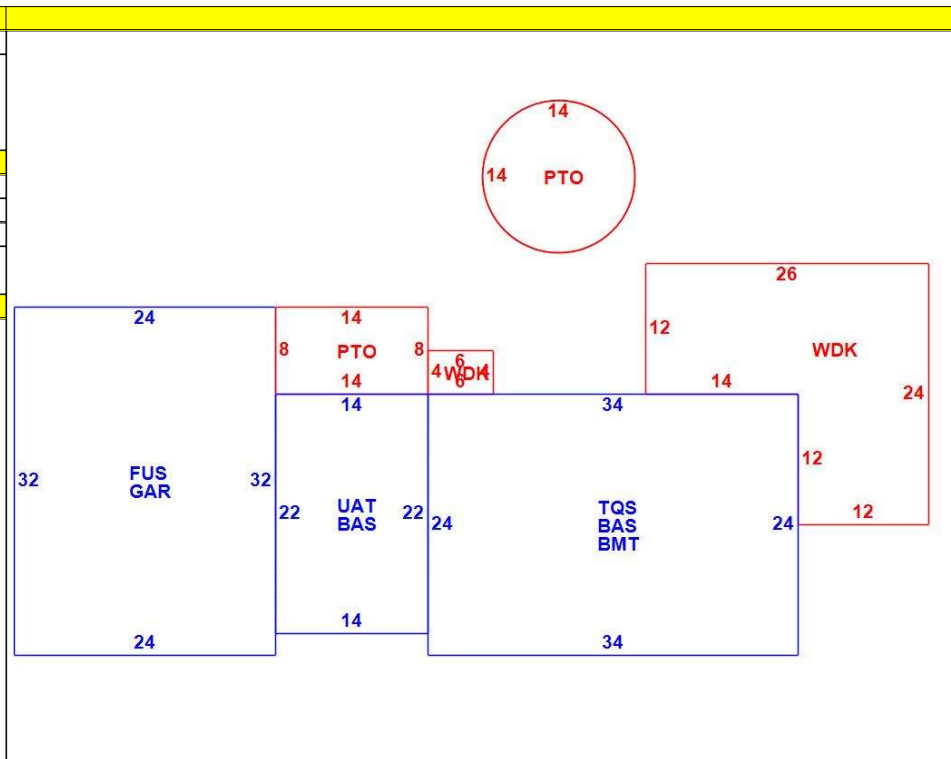
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
17-256	02-14-2017	822	Insulation	4,500	06-30-2017	100	06-30-2017	Add R-22 Cellulose to the attic	10-19-2021	SR	02		03	Cycl Insp Comp
51757	02-16-2001	AD	Addition	92,928	01-01-2002	100		GARAGE W/ LIVING ABOVE	06-03-2020	DM			FR	Field Review
B27337	12-01-1984	AD	Addition	0	01-15-1986	100		CE	01-08-2015	JR	03		16	In Office Review
									03-14-2008	TP	03		15	Abatement Review
									11-21-2001	PT	02		01	Meas/Est
									01-15-1986	FR				

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	0.670	AC	176,344.00	1.42670	1.0000	5	1.00	0105	1.000		1.0000	251,589.9	168,600
Total Card Land Units					0.67	AC	Parcel Total Land Area					0.67	Total Land Value			168,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	591,639
Year Built	1984
Effective Year Built	1998
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	497,000
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2000		84		0.00	5,000
WDC	Wood Deck w/	L	480	18.00	1999		60		0.00	4,900
PAT1	Patio- Average	L	112	5.89	1999		80		0.00	600
GAR	Attached Gara	B	768	40.00	2000		84		0.00	21,200
BMT	Basement-Unfi	B	816	26.01	2000		84		0.00	19,300
PAT2	Patio-Good	L	154	9.94	2021		100		0.00	1,800
FPIT	Fire Pit	L	1	3010.00	2021		100	C	1.00	3,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,124	1,124	1,124	241.19	271,098
BMT	Basement Area	0	816	0	0.00	0
FUS	Upper Story	768	768	768	241.19	185,234
GAR	Attached Garage	0	768	0	0.00	0
PTO	Patio	0	266	0	0.00	0
TQS	Three Quarter Story	530	816	530	156.66	127,831
UAT	Attic, Unfinished	0	308	31	24.28	7,477
WDK	Wood Deck	0	480	0	0.00	0
Ttl Gross Liv / Lease Area		2,422	5,346	2,453		591,640

