

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
KOEHL, CARLA TR & KEANE, THOMA CARLA KOEHL REV TR 160 HUCKINS NECK ROAD CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved	1 Lake/Pond Fro	Description	Code	Assessed	Assessed
			4 Gas		1 Excel View	RESIDNTL	1010	477,200	477,200
			6 Septic			RES LAND	1010	340,700	340,700
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 144 #DL 2 GIS ID F_977624_2708049			Plan Ref. Land Ct# 20239-C (SH 8) #SR Life Estate PP STATU Assoc Pid#						
						Total		817,900	817,900

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
KOEHL, CARLA TR & KEANE, THOMAS		1,445,588	0	11-23-2021	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
KOEHL, CARLA & KEANE, THOMAS M JR		C224526	0	11-24-2020	U	I	27,612	1J	2023	1010	368,500	2022	1010	318,100
KEANE, THOMAS M JR		C222741	0	06-18-2020	Q	I	539,000	00		1010	316,800		1010	219,000
SULLIVAN, JUDITH A		C210279	0	07-29-2016	Q	I	524,000	00					1010	11,600
KEANE, THOMAS M JR & FARRELL, LAU		C197044	0	05-09-2012	Q	I	450,000	00	Total		685,300	Total		537,100
		Total		Total		511,700								

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2023	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0109				CENVIL			
NOTES				Appraised Bldg. Value (Card) 461,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 15,800 Appraised Land Value (Bldg) 340,700 Special Land Value 0 Total Appraised Parcel Value 817,900 Valuation Method C Total Appraised Parcel Value 817,900			

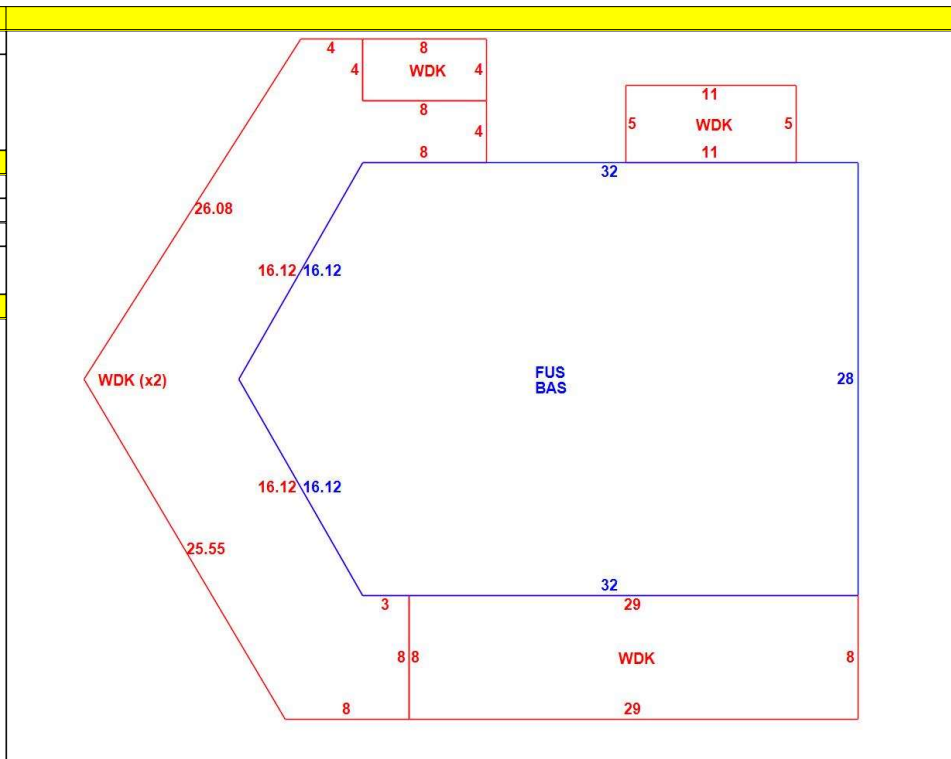
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-22-14	08-18-2023	809	Deck	25,000		0		The existing top deck on the h	10-05-2022	TR	22		22	Change of Address
B-20-3350	12-02-2020	880	Alt-Int work-Res	115,000	06-30-2022	100	06-30-2022	Remodel home to include no s	10-03-2022	JO			16	In Office Review
									09-30-2022	SR	02		02	Bldg Permit Completed
									02-04-2021	CK	22		22	Change of Address
									04-21-2020	WD			FR	Field Review
									12-19-2017	SR	02		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	RD-	3	0.430	AC	176,344.00	2.04234	1.0000	5	1.00	0109	2.200	SHALLOW POND		1.0000	792,348.8	340,700
Total Card Land Units					0.43	AC	Parcel Total Land Area					0.43	Total Land Value				340,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Modern/Contemp			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
Exterior Wall 1	13	T111 Siding			
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	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style	02	Modernized			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	549,233
Year Built	1977
Effective Year Built	1999
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	461,400
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
WDC	Wood Decking	L	1,165	20.00	1997		56		0.00	11,600
DKPL	Pond Dock-Lig	L	1	4200.00	2022		100		0.00	4,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,008	1,008	1,008	272.44	274,616
FUS	Upper Story	1,008	1,008	1,008	272.44	274,616
WDK	Wood Deck	0	1,197	0	0.00	0
Ttl Gross Liv / Lease Area		2,016	3,213	2,016		549,232

