

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
IGUSA, KIYOSHI & TODOROV, GORD 13 PARKER AVENUE NEWTON CENT MA 02459	1 Level	2 Public Water	1 Paved			Description	Code	Assessed	Assessed		
		4 Gas				RESIDNTL	1010	549,200	549,200		
		6 Septic				RES LAND	1010	178,100	178,100		
SUPPLEMENTAL DATA						Total				727,300	727,300
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT B #DL 2 GIS ID F_979180_2709100				Plan Ref. 231/17 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)								
IGUSA, KIYOSHI & TODOROV, GORDAN	33469	0271	11-16-2020	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
IGUSA, KIYOSHI & TODOROV, GORDAN	33463	0196	11-12-2020	Q	I	614,000	00	2023	1010	492,200	2022	1010	424,900	2021	1010	321,600
HESLINGA, STEVEN W	28890	0015	05-26-2015	Q	I	402,500	00		1010	176,000		1010	125,100		1010	125,100
THORNTON, RITAM	26183	0140	03-23-2012	U	I	1	1A								1010	50,900
THORNTON, WILLIAM J & RITA M	10825	0166	06-27-1997	Q	I	137,500	00	Total		668,200	Total		550,000	Total		497,600

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
2022	N5C	NO RESIDENTIAL EXEMPTION	0.00														
Total			0.00														

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0106				HYAN	Appraised Bldg. Value (Card)	450,300	
					Appraised Xf (B) Value (Bldg)	48,000	
					Appraised Ob (B) Value (Bldg)	50,900	
					Appraised Land Value (Bldg)	178,100	
					Special Land Value	0	
					Total Appraised Parcel Value	727,300	
					Valuation Method	C	
					Total Appraised Parcel Value	727,300	

NOTES									VISIT / CHANGE HISTORY						
									Date	Id	Type	Is	Cd	Purpost/Result	
									04-22-2020	WD			FR	Field Review	
									08-24-2018	SR	01		02	Bldg Permit Completed	
									02-03-2017	GC	03		16	In Office Review	
									06-08-2016	JR	03		20	Sale Review	
									08-17-2015	TP	03		16	In Office Review	
									03-31-2014	JR	03		16	In Office Review	
									05-16-2008	TP	03		16	In Office Review	

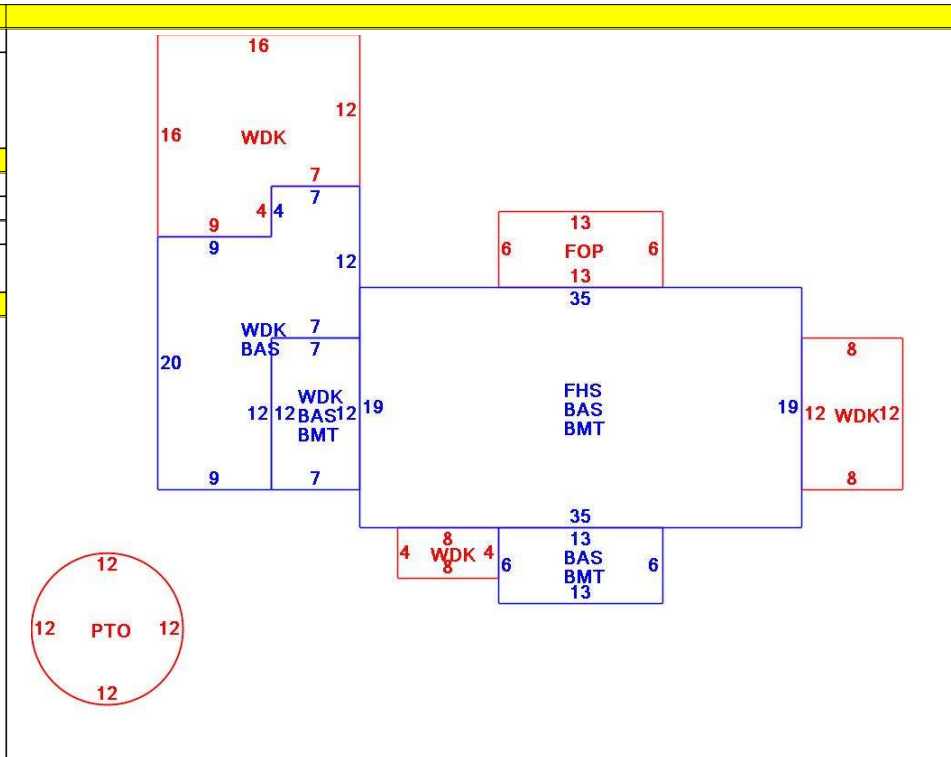
BUILDING PERMIT RECORD									LAND LINE VALUATION SECTION																	
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value	
17-1525	06-01-2017	882	Det Gar - Res	50,000	09-14-2017	100	06-30-2018	Construct a detached 2-car sto	1	1010	Single Fam M-0	RC-	4	0.430	AC	176,344.00	2.04234	1.0000	5	1.00	0106	1.150		1.0000	414,179.1	178,100
47075	06-27-2000	AD	Addition	35,000	02-28-2001	100	01-01-2001																			
B31516	12-01-1987	DW	Dwelling	85,000	01-15-1989	100	12-31-1989	HY 11/2 S																		

Total Card Land Units														0.43	AC	Parcel Total Land Area														0.43	Total Land Value														178,100
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	B	Custom			
Stories	1.5	1 1/2 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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	505,953
Year Built	1988
Effective Year Built	2005
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	11
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	89
RCNLD	450,300
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	672	20.00	2000		62		0.00	7,600
FOP	Open Porch-ro	B	60	55.00	2007		89		0.00	3,400
BMT	Basement-Unfi	B	827	26.01	2007		89		0.00	20,700
FPLG	Gas Fireplace-	B	1	2500.00	2007		89		0.00	2,200
BFA1	Bsmt Fin-Goo	B	750	32.56	2007		89		0.00	21,700
PAT2	Patio-Good	L	113	9.94	2005		86		0.00	1,100
FGR3	Garage-Good-	L	242	60.00	2017		98	C	1.00	14,200
FGR7	Gar w/Lft Goo	L	408	70.00	2017		98	C	1.00	28,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,091	1,091	1,091	355.30	387,637
BMT	Basement Area	0	827	0	0.00	0
FHS	Half Story	333	665	333	177.92	118,316
FOP	Open Porch	0	78	0	0.00	0
PTO	Patio	0	113	0	0.00	0
WDK	Wood Deck	0	704	0	0.00	0
Ttl Gross Liv / Lease Area		1,424	3,478	1,424		505,953

