

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
LAZARES, NICHOLAS W TR LAZARES NOMINEE REALTY TRUST 255 ADAMS STREET		1 Level	2 Public Water 6 Septic	3 Unpaved	1 Excel View	Description	Code	Assessed	Assessed	
MILTON MA 02186		SUPPLEMENTAL DATA			RESIDENTL RES LAND	1010 1010	655,200 1,911,300	655,200 1,911,300		
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 1 #DL 2 GIS ID F_980131_2691864			Plan Ref. 211/13 Land Ct# #SR Life Estate PP STATU A:Active Assoc Pid#		Total 2,566,500		2,566,500	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
LAZARES, NICHOLAS W TR		24446	0039	03-29-2010	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	
LAZARES, WILLIAM N ET AL		5284	0103	09-05-1986	U	I	1	A	2023	1010	564,800	2022	1010	474,900	
LAZARES, NICHLAS W		3503	0138	06-21-1982	U		0			1010	1,529,000	2021	1010	1,750,400	
		Total						Total		2,093,800		Total		2,225,300	
								Total				Total		1,876,100	

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

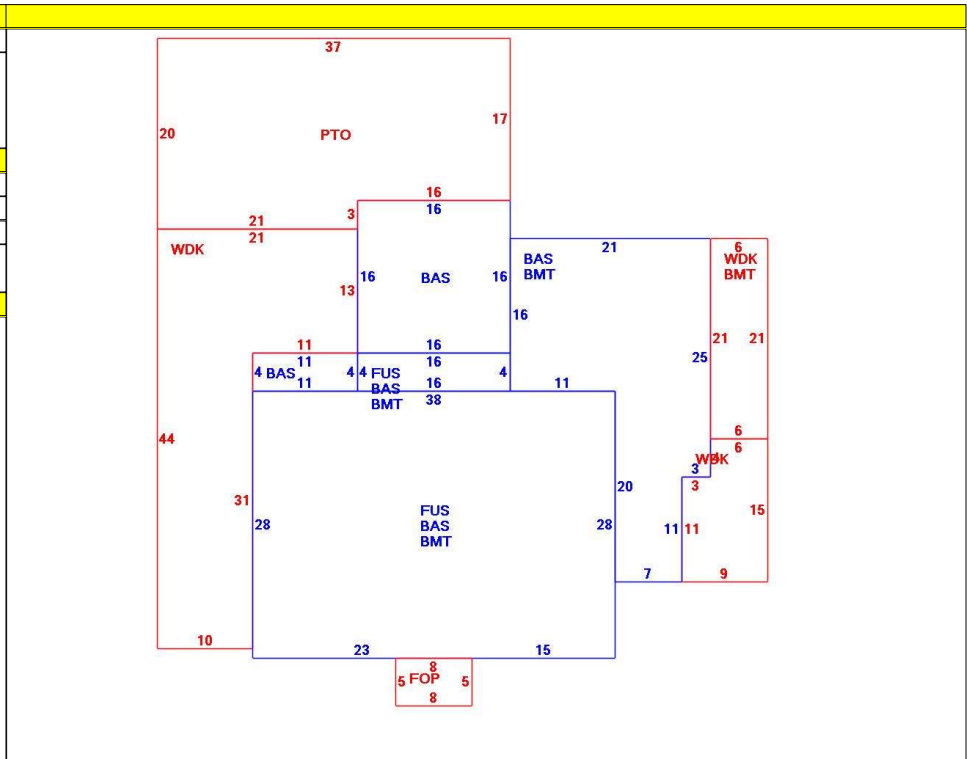
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0120			Batch HYAN

NOTES	
This signature acknowledges a visit by a Data Collector or Assessor	
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	558,100
Appraised Xf (B) Value (Bldg)	81,900
Appraised Ob (B) Value (Bldg)	15,200
Appraised Land Value (Bldg)	1,911,300
Special Land Value	0
Total Appraised Parcel Value	2,566,500
Valuation Method	C
Total Appraised Parcel Value	2,566,500

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
16-1016	04-28-2016	835	Sid/Wind/Roof/	1,100		100		replace windows .29 uval	05-22-2020	WD			FR	Field Review
16-1058	04-27-2016	834	Sheet Metal	0		100		furnish & install replacement d	03-01-2012	RB	03		16	In Office Review
90711	03-08-2006	GN	Generator					GAS GENERATOR						
22271	04-09-1997	RE	Remodel	12,000	10-01-1998	100	01-01-1998	2nd FI Su						
B31345	10-01-1987	AD	Addition	50,000	03-15-1989	100								

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	RF-1	4	0.370	AC	176,344.00	2.34343	1.0000	5	1.00	0120	12.500	PROXIMITY		1.0000	5,165,644	1,911,300
Total Card Land Units					0.37	AC	Parcel Total Land Area					0.37	Total Land Value			1,911,300		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	1				
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	31	3 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		697,611
			Year Built		1974
			Effective Year Built		1993
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		20
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		80
			RCNLD		558,100
			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	1995		80		0.00	4,800
FPO	Ext FP Openin	B	1	2000.00	1995		80		0.00	1,600
BGAR	Bsmt Garage	B	1	2326.00	1995		80		0.00	1,900
BFA2	Bsmt Fin-VG-	B	900	54.47	1995		80		0.00	39,200
WDC	Wood Decking	L	832	20.00	1996		54		0.00	8,100
PAT1	Patio- Average	L	692	5.89	1996		77		0.00	3,000
FOP	Open Porch-ro	B	40	55.00	1995		80		0.00	2,300
BMT	Basement-Unfi	B	1,757	26.01	1995		80		0.00	32,100
GEN	Emergency Ge	L	1	5550.00	2006		74		0.00	4,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,931	1,931	1,931	228.05	440,368
BMT	Basement Area	0	1,757	0	0.00	0
FOP	Open Porch	0	40	0	0.00	0
FUS	Upper Story	1,128	1,128	1,128	228.05	257,243
PTO	Patio	0	692	0	0.00	0
WDK	Wood Deck	0	832	0	0.00	0
Ttl Gross Liv / Lease Area		3,059	6,380	3,059		697,611

