

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
DAIN, BORIS & REGINA 24 BISHOP STREET NATICK MA 01760		1	Level	2	Public Water	1	Paved			Description	Code	Assessed	Assessed
		4	Gas							RESIDNTL	1010	401,900	401,900
		6	Septic							RES LAND	1010	151,600	151,600
SUPPLEMENTAL DATA										Total		553,500	553,500
Alt Prcl ID		Split Zonin		Plan Ref.		182/67							
BID Parcel		ResExpt Q		Land Ct#									
#DL 1 LOT 22		#DL 2		Life Estate		PP STATU							
GIS ID		F_979758_2698183		Assoc Pid#									

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)						
DAIN, BORIS & REGINA		24616	0198	06-15-2010		Q	I	288,830		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FLYNN, JOSEPH F		18149	0321	01-23-2004		U	I	100		1A		2023	1010	348,300	2022	1010	298,300	2021	1010	230,800
FLYNN, JOSEPH F & ANNE V		17371	0129	07-31-2003		U	I	100		1F			1010	137,800		1010	102,100		1010	102,100
FLYNN, JOSEPH F & ANNE V		16782	0054	04-22-2003		U	I	100		1A									1010	9,900
FLYNN, JOSEPH F & ANNE V		1885	0125	06-25-1973		U		0				Total		486,100	Total		400,400	Total		342,800

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0105				HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	357,200
Appraised Xf (B) Value (Bldg)	32,500
Appraised Ob (B) Value (Bldg)	12,200
Appraised Land Value (Bldg)	151,600
Special Land Value	0
Total Appraised Parcel Value	553,500
Valuation Method	C
Total Appraised Parcel Value	553,500

NOTES									

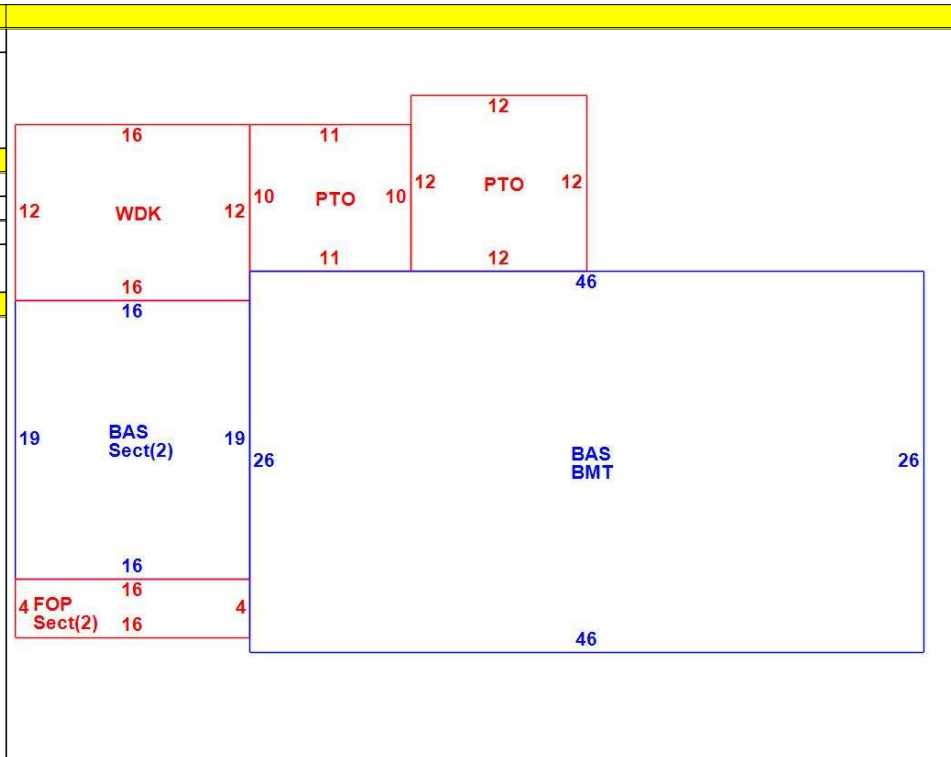
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
EXPR-23-1	08-18-2023	835	Sid/Wind/Roof/	5,935		100		siding		05-25-2022	SR	02		02	Bldg Permit Completed
EXPR-23-4	04-05-2023	835	Sid/Wind/Roof/	19,200		100		New Asphalt CertainTeed Roof		05-21-2020	WD			FR	Field Review
SHED-21-1	11-08-2021	863	Shed Registrati	0	05-25-2022	100	06-30-2022			02-05-2018	SR	02		03	Cycl Insp Comp
B34861	03-01-1992	AD	Addition	18,000	01-15-1993	100	06-30-1993	HP ADD'N		05-28-2014	NF	03		16	In Office Review
B32039	07-01-1988	AD	Addition	500	01-15-1989	100	06-30-1989	HP ADD'N		05-18-2011	TP	03		16	In Office Review
										01-31-2011	LH	03		16	In Office Review
										12-08-2009	TP	03		16	In Office Review

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	0.330	AC	176,344.00	2.60499	1.0000	5	1.00	0105	1.000		1.0000	459,376.1	151,600	
Total Card Land Units					0.33	AC	Parcel Total Land Area					0.33	Total Land Value					151,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
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	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 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	426,391
Year Built	1973
Effective Year Built	1997
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	83
RCNLD	357,200
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
FPL1	Fireplace 1 sto	B	1	5000.00	1999		83		0.00	4,200
PAT1	Patio- Average	L	144	5.89	1996		77		0.00	800
BMT	Basement-Unfi	B	1,196	26.01	1999		83		0.00	24,800
GEN	Emergency Ge	L	1	5550.00	2014		90		0.00	5,000
PAT2	Patio-Good	L	110	9.94	1993		74		0.00	1,000
SHED	Shed	L	128	18.00	2022		100		0.00	2,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,196	1,196	1,196	287.56	343,922
BMT	Basement Area	0	1,196	0	0.00	0
PTO	Patio	0	254	0	0.00	0
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		1,196	2,838	1,196		343,922

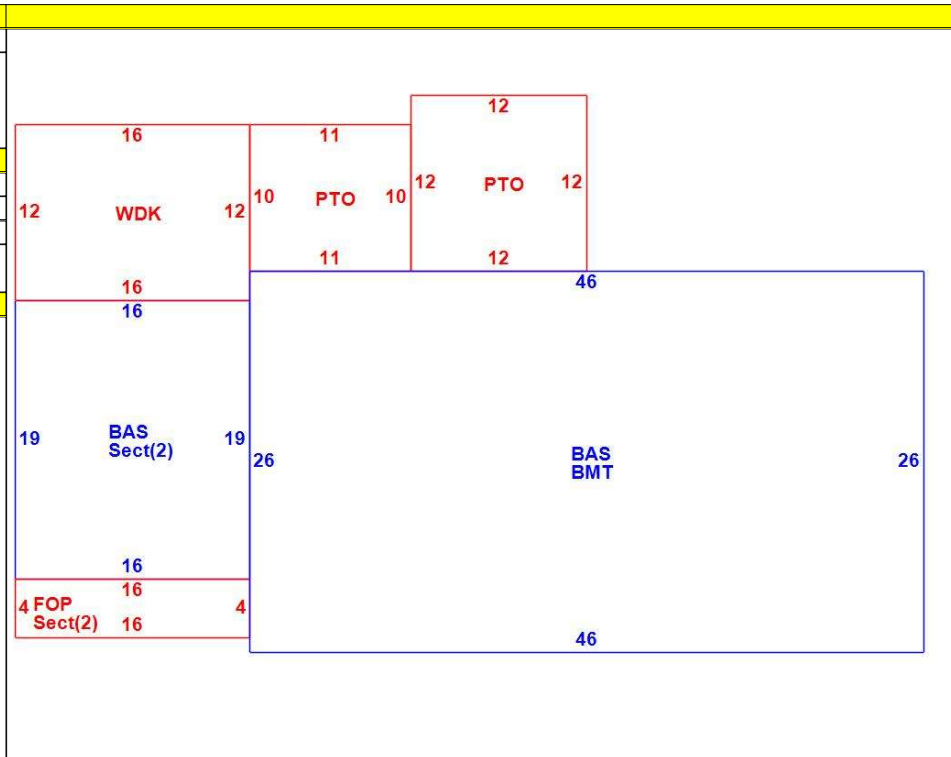


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		4	Gas																		
		6	Septic																		
SUPPLEMENTAL DATA										Total				553,500	553,500						
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NATICK MA 01760		#DL 1 LOT 22		#DL 2		Life Estate		PP STATU													
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				Total		0.00															
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Interior Wall 1	05	Drywall			
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Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
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Extra Fixtures					
Total Rooms	7				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 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	426,391
Year Built	1992
Effective Year Built	2002
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	357,200
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	192	20.00	2002		66		0.00	3,100
FOP	Open Porch-ro	B	64	55.00	2004		87		0.00	3,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	304	304	304	271.28	82,469
FOP	Open Porch	0	64	0	0.00	0
Ttl Gross Liv / Lease Area		304	368	304		82,469

