

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
FLYNN, THOMAS P JR & LAURA L  68 ZENITH DRIVE  WORCESTER MA 01602		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	294,400	294,400
			6 Septic			RES LAND	1010	139,600	139,600
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID			Plan Ref. 197/123						
Split Zonin			Land Ct#						
BID Parcel			#SR						
ResExpt Q			Life Estate						
#DL 1 LOT 10			PP STATU						
#DL 2			Assoc Pid#						
GIS ID F_981669_2697239						Total 434,000 434,000			

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
FLYNN, THOMAS P JR & LAURA L		23349 0296	01-02-2009	Q	I	190,000	00	Year	Code	Assessed	Year	Code	Assessed			
FEDERAL NATIONAL MORTGAGE ASSO		23311 0323	12-15-2008	U	I	332,616	1L	2023	1010	254,800	2022	1010	223,800			
FILHO, ANTONIO BATISTA		22086 0176	06-06-2007	U	I	375,000	1A		1010	126,900		1010	94,000			
DASILVA, CLAUDIO R		18591 0330	05-14-2004	Q	I	291,000	00					1010	15,200			
MIRANDA, ALTAIR & JACQUELINE R		14838 0182	02-20-2002	Q	I	180,000	00	Total		381,700	Total		317,800	Total		279,700

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)	249,000
Appraised Xf (B) Value (Bldg)	30,200
Appraised Ob (B) Value (Bldg)	15,200
Appraised Land Value (Bldg)	139,600
Special Land Value	0
Total Appraised Parcel Value	434,000
Valuation Method	C
Total Appraised Parcel Value	434,000

NOTES							

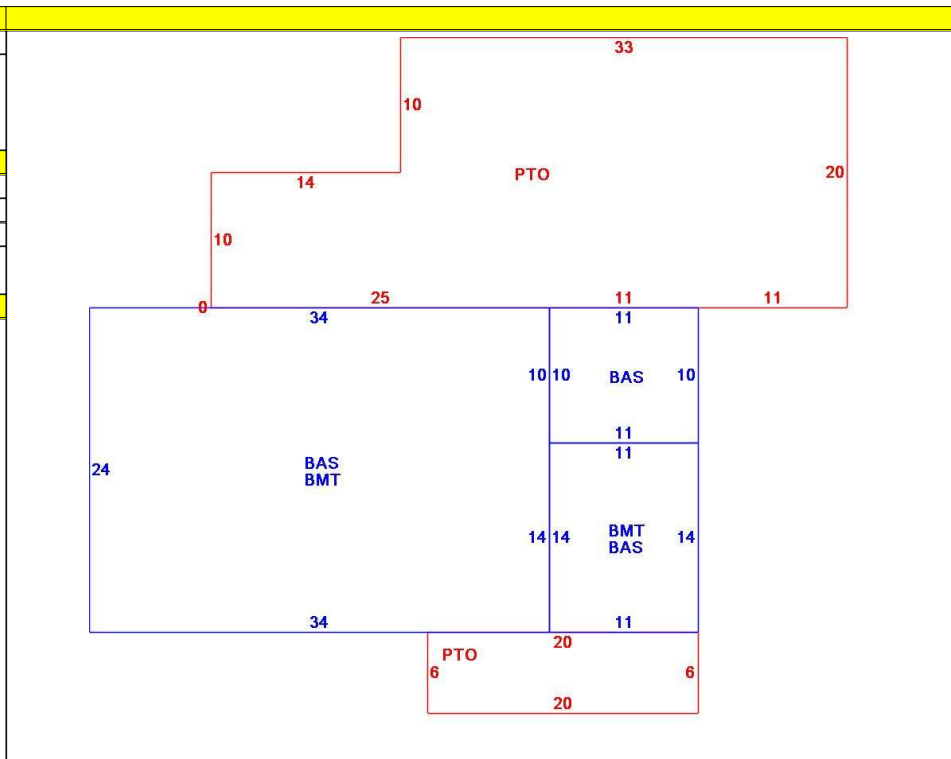
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
17-3194	09-18-2017	835	Sid/Wind/Roof/	2,000		100		re-roof stripping old shingles -	05-22-2020	WD			FR	Field Review	
									02-16-2018	SR	02		03	Cycl Insp Comp	
									08-03-2011	RB	03		16	In Office Review	
									04-02-2008	TP	03		16	In Office Review	
									09-03-2004	PT	02		01	Meas/Est	
									10-10-2002	PT	01		00	Meas/Listed-Interior Acces	
									01-18-2002	PT	01		00	Meas/Listed-Interior Acces	

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	0.170 AC	176,344.00	4.65505	1.0000	5	1.00	0105	1.000		1.0000	820,898.9	139,600
Total Card Land Units					0.17	AC	Parcel Total Land Area					0.17	Total Land Value			139,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	296,473
Year Built	1966
Effective Year Built	1999
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	249,000
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
FPL1	Fireplace 1 sto	B	1	5000.00	2001		84		0.00	4,200
BRR	Bsmt Rec Rm-	B	600	8.05	2001		84		0.00	4,100
BMT	Basement-Unfi	B	970	26.01	2001		84		0.00	21,900
PATS	Patio-Concrete	L	920	20.00	2010		91		0.00	15,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,080	1,080	1,080	274.51	296,473
BMT	Basement Area	0	970	0	0.00	0
PTO	Patio	0	920	0	0.00	0
Ttl Gross Liv / Lease Area		1,080	2,970	1,080		296,473

