

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
AFINI, JEETEN A & KIRAN J 26 NIGHTINGALE DRIVE SHREWSBURY MA 01545				1	1	1		Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
				Level	All Public	Paved		RESIDNTL	1010	380,500	380,500	
								RES LAND	1010	146,700	146,700	VISION
SUPPLEMENTAL DATA								Total		527,200	527,200	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 97 #DL 2 GIS ID F_979694_2700835				Plan Ref. Land Ct# 10614-P (SH 1) #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)								
AFINI, JEETEN A & KIRAN J	C209268	0	04-19-2016	Q	I	295,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MCDONALD, THEODORE F TR	#D12199	0	04-30-2013	U	I	0	1	2023	1010	329,100	2022	1010	288,800	2021	1010	234,000
CIA, LUIZ F	C200179	0	04-30-2013	Q	I	189,000	00		1010	133,300		1010	98,800		1010	98,800
MCDONALD, FRANK A III	C200178	0	04-30-2013	U	I	1	1A								1010	2,800
SLEPAVICIUS, ALEKSANDRAS ESTATE	#D58230	0	05-14-1993	U	I	0	A	Total		462,400	Total		387,600	Total		335,600

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2018	N5C	NO RESIDENTIAL EXEMPTION	0.00					
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0104			Batch HYAN

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			323,100
Appraised Xf (B) Value (Bldg)			54,600
Appraised Ob (B) Value (Bldg)			2,800
Appraised Land Value (Bldg)			146,700
Special Land Value			0
Total Appraised Parcel Value			527,200
Valuation Method			C
Total Appraised Parcel Value			527,200

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
									04-22-2020	WD			FR	Field Review
									11-30-2017	SR	02		03	Cycl Insp Comp
									05-17-2016	JR	03		16	In Office Review
									05-21-2002	PT	01		00	Meas/Listed-Interior Acces
									07-15-1990	ML	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	0.230	AC	176,344.00	3.61599	1.0000	5	1.00	0105	1.000		1.0000	637,659.9	146,700
Total Card Land Units					0.23	AC	Parcel Total Land Area					0.23	Total Land Value			146,700	

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	12	Hardwood			
Interior Floor 2					
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	5	5 Rooms			
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	359,027
Year Built	1980
Effective Year Built	2006
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	10
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	90
RCNLD	323,100
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
WDC	Wood Decking	L	208	20.00	1998		58		0.00	2,800
GAR	Attached Gara	B	336	40.00	2008		90		0.00	13,000
BMT	Basement-Unfi	B	1,196	26.01	2008		90		0.00	26,900
BFA1	Bsmt Fin-Goo	B	500	32.56	2008		90		0.00	14,700

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	300.19	359,027	
BMT	Basement Area	0	1,196	0	0.00	0	
GAR	Attached Garage	0	336	0	0.00	0	
WDC	Wood Deck	0	208	0	0.00	0	
Ttl Gross Liv / Lease Area		1,196	2,936	1,196		359,027	

