

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
WIINIKAINEN, VICTOR J & KELLEY, P P O BOX 69 WEST BARNSTA MA 02668		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	261,400	261,400
			6 Septic			RES LAND	1010	212,700	212,700
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 4 #DL 2 GIS ID F_982275_2715631			Plan Ref. 179/67 Land Ct# #SR Life Estate PP STATU Assoc Pid#			Total 474,100 474,100			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
WIINIKAINEN, VICTOR J & KELLEY, PATR OHEARN, WALTER H & SUSAN DEUTSC MCDONALD, JOSEPH P		11021 0077	10-24-1997	Q	I	76,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		4552 0094	05-15-1985	Q	I	65,000	U	2023	1010	223,100	2022	1010	193,200	2021	1010	145,100
		1307 0157	07-30-1965	U		0			1010	193,400		1010	133,000		1010	135,000
Total										416,500	Total		326,200	Total		291,200

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2010	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0107			BARNS

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	241,000
Appraised Xf (B) Value (Bldg)	9,300
Appraised Ob (B) Value (Bldg)	11,100
Appraised Land Value (Bldg)	212,700
Special Land Value	0
Total Appraised Parcel Value	474,100
Valuation Method	C
Total Appraised Parcel Value	474,100

NOTES							

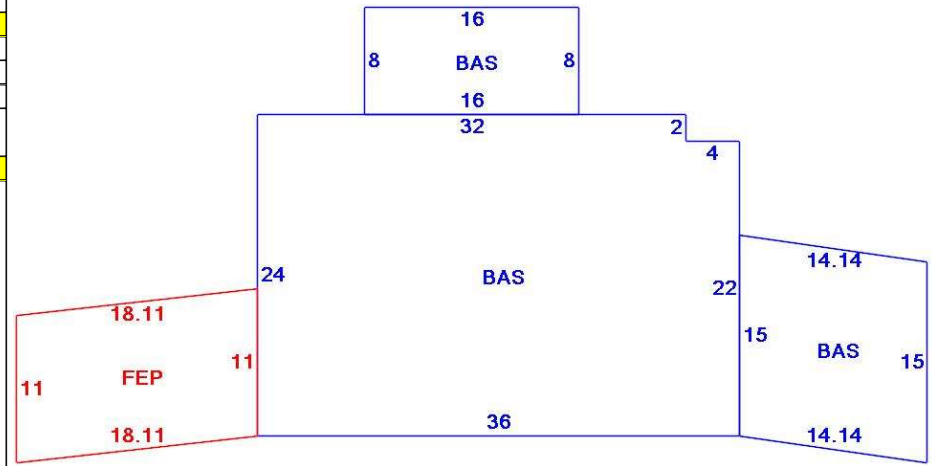
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
17-1947	09-29-2017	835	Sid/Wind/Roof/	750		100		RE-SIDE GARAGE WITH DO	05-12-2020	DM			FR	Field Review	
									08-25-2016	SR	02		03	Cycl Insp Comp	
									09-19-2000	PT	01		00	Meas/Listed-Interior Acces	
									05-28-1998	LK					

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	RG	1	0.340 AC	176,344.00	2.53383	1.0000	5	1.00	0107	1.400		1.0000	625,562.7	212,700	
Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value				212,700

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	25	Vinyl Siding			
Exterior Wall 2					
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
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	321,347
Year Built	1962
Effective Year Built	1987
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	25
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	75
RCNLD	241,000
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
FGR2	Garage- Avg-	L	384	50.00	1977		58	00	1.00	11,100
FEP	Enclosed porc	B	198	70.00	1989		75		0.00	9,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,194	1,194	1,194	269.14	321,347
FEP	Enclosed Porch	0	198	0	0.00	0
Ttl Gross Liv / Lease Area		1,194	1,392	1,194		321,347

