

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BIKOFSKY, DAVID R & KAREN S 83 GREENWOOD STREET NEWTON CENT MA 02459		2 Above Street	6 Septic	3 Unpaved	9 Rear Location	Description RESIDNTL RES LAND	Code 1010 1010	Assessed 1,042,600 351,600	Assessed 1,042,600 351,600
			4 Gas						
			2 Public Water						
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 8 #DL 2 GIS ID F_979639_2716733				Plan Ref. Land Ct# 39072-B #SR Life Estate PP STATU A:Active Assoc Pid#		Total 1,394,200 1,394,200			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BIKOFSKY, DAVID R & KAREN S		C210383	0	08-12-2016	Q	I	860,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
EDDY, MATTHEW		C154140	0	07-28-1999	Q	I	315,000	00	2023	1010	894,900	2022	1010	738,500	2021	1010	674,200
GUDMUNDSON, GUNNAR G		C136594	0	03-15-1995	U	I	1	A		1010	353,000		1010	238,800		1010	253,700
GUDMUNDSON, GUNNAR G & NANCY J		C105372	0	02-18-1986	Q	I	255,000	U								1010	8,100
CULLEN, PATRICK E & ALEXANDER, ELI		C100040	0	01-30-1985	U	I	1	A									
Total									1,247,900	Total	977,300	Total	936,000				

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2018	N5C	NO RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

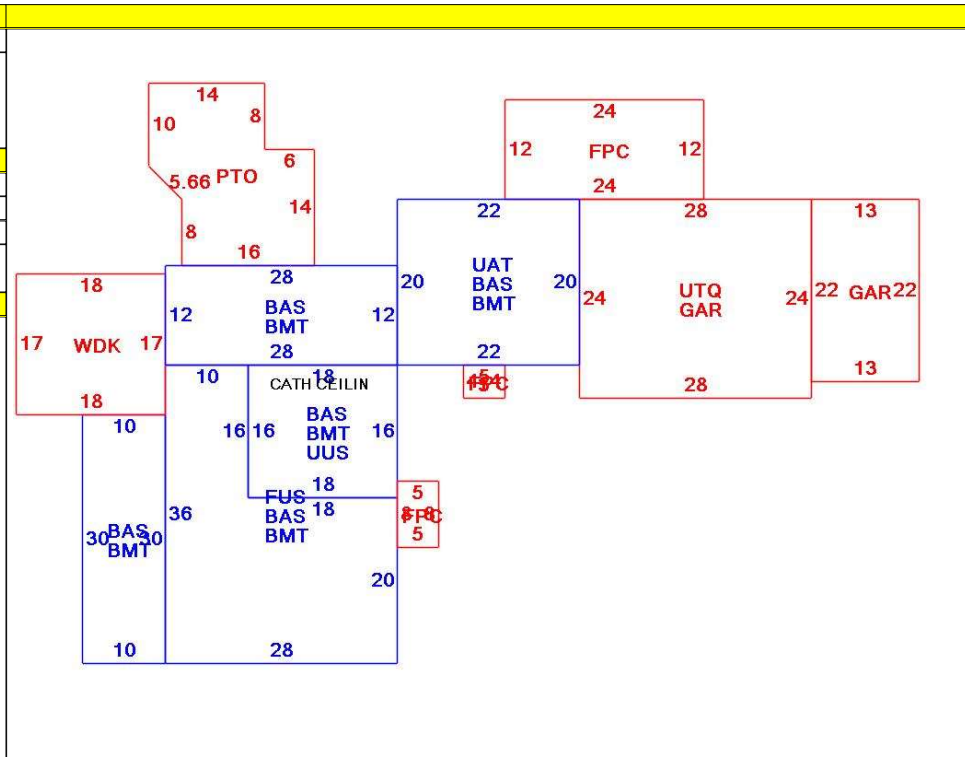
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0108			BARNS					

NOTES										APPRAISED VALUE SUMMARY								
										Appraised Bldg. Value (Card)								912,200
										Appraised Xf (B) Value (Bldg)								122,800
										Appraised Ob (B) Value (Bldg)								7,600
										Appraised Land Value (Bldg)								351,600
										Special Land Value								0
										Total Appraised Parcel Value								1,394,200
										Valuation Method								C
										Total Appraised Parcel Value								1,394,200

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		
EXPR-22-8	06-29-2022	835	Sid/Wind/Roof/	1,800		100		Install 1 window - no structural		05-12-2020	DM			FR	Field Review		
16-1637	06-09-2016	877	Conversion	0	06-30-2016	100	06-30-2016	see docs attached this is to co		04-12-2017	JR	02		02	Bldg Permit Completed		
200708169	01-04-2008	AD	Addition	100,000	09-15-2008	100	06-30-2009			09-27-2016	SR	01		03	Cycl Insp Comp		
										04-30-2010	JR	03		15	Abatement Review		
										03-31-2010	NF	03		15	Abatement Review		
										03-25-2010	MK	02		15	Abatement Review		
										06-30-2009	TP	03		52	New Construction		

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	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0108	1.700				1.0000	299,784.8	299,800	
1	1010	Single Fam M-0	RG	1	2.140	AC 14,250.00	1.00000	1.0000	0	1.00	0108	1.700				1.0000	24,225	51,800	
Total Card Land Units					3.14	AC	Parcel Total Land Area					3.14	Total Land Value					351,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	B+	Custom Plus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
CONDO DATA					
Parcel Id		C		Owne	0.0
			B		S
Roof Structure	03	Gable/Hip	Adjust Type	Code	Description
Roof Cover	03	Asph/F Gls/Cmp			Factor%
Interior Wall 1	03	Plastered	Condo Flr		
Interior Wall 2			Condo Unit		
Interior Floor 1	09	Pine/Soft Wood	COST / MARKET VALUATION		
Interior Floor 2			Building Value New		1,036,600
Heat Fuel	03	Gas	Year Built		1984
Heat Type	04	Hot Air	Effective Year Built		2003
AC Type	03	Central	Depreciation Code		G
Bedrooms	03	3 Bedrooms	Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		12
Extra Fixtures			Functional Obsol		0
Total Rooms	9		External Obsol		0
Bath Style			Trend Factor		1
Kitchen Style			Condition		
Occupancy			Condition %		
Usrflid 105			Percent Good		88
Accessory Apt			RCNLD		912,200
Foundation Alt	01	Poured Conc.	Dep % Ovr		
Rms Prts			Dep Ovr Comment		
Bath Split	21	2 Full-1 Half	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
FPL3	Fireplace 2 sto	B	2	7000.00	2005		88		0.00	12,300
BFA2	Bsmt Fin-VG-	B	500	54.47	2005		88		0.00	24,000
FPLG	Gas Fireplace-	B	1	2500.00	2005		88		0.00	2,200
PAT2	Patio-Good	L	352	9.94	2010		91		0.00	3,200
WDC	Wood Decking	L	306	17.68	2010		82		0.00	4,400
FOPC	Open Prch-roo	B	348	47.28	2003		100	B+	0.00	11,400
GAR	Attached Gara	B	958	33.43	2003		100	B+	0.00	25,000
BMT	Basement-Unfi	B	2,084	26.01	2003		100		0.00	46,300
FPO	Ext FP Openin	B	1	1832.00	2003		88		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,084	2,084	2,084	302.30	630,002
BMT	Basement Area	0	2,084	0	0.00	0
FPC	Open Porch Conc. Floor	0	348	0	0.00	0
FUS	Upper Story	720	720	720	302.30	217,659
GAR	Attached Garage	0	958	0	0.00	0
PTO	Patio	0	352	0	0.00	0
UAT	Attic, Unfinished	0	440	44	30.23	13,301
UTQ	Unfinished Three-quarter story	0	672	336	151.15	101,574
UUS	Upper Story, Unfinished	0	288	245	257.17	74,064
WDK	Wood Deck	0	306	0	0.00	0
Ttl Gross Liv / Lease Area		2,804	8,252	3,429		1,036,600

