Property Location 45 COOLIDGE STREET | Map ID 035/ 039/ / / | Bldg Name | State Use 1010
Vision ID 2236 | Account # 20747 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 1/30/2024 4:45:09 PM

CURRENT OWNER

PIERCE, RICHARD B JR TR
COOLIDGE STREET REALTY TR
179 PLUM HOLLOW ROAD

EAST FALMOUT MA 02536

TOPO		UTILITIES		STRT / ROAD		LOCATION	
2	Above Street	2	Public Water				
		4	Gas	1	Paved		
		6	Septic				

SUPPLEMENTAL DATA

Alt Prcl ID	Plan Ref.
Split Zonin	Land Ct#
BID Parcel	#SR
ResExpt Q	Life Estate
#DL 1	PP STATU
#DL 2	
GIS ID F_946883_2688607	Assoc Pid#

CURRENT ASSESSMENT

Description	Code	Assessed	Assessed
RESIDNTL	1010	175,500	175,500
RES LAND	1010	257,200	257,200
Total		432,700	432,700

801
FY2024
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRIC	VC
PIERCE, RICHARD B JR TR	34469	103	09-14-2021	U	I	1	1F
PIERCE, RICHARD B JR	21780	0215	02-15-2007	U	I	0	1A
PIERCE, RICHARD B & RICHARD B JR	8464	0034	03-15-1993	U	I	1	A
PIERCE, RICHARD B	2558	0161	08-03-1977	U		0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2023	1010	152,300	2022	1010	133,500	2021	1010	96,700
	1010	254,400		1010	163,000		1010	173,200
							1010	14,600
	Total	406,700		Total	296,500		Total	284,500

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	145,800
Appraised Xf (B) Value (Bldg)	15,100
Appraised Ob (B) Value (Bldg)	14,600
Appraised Land Value (Bldg)	257,200
Special Land Value	0
Total Appraised Parcel Value	432,700
Valuation Method	C
Total Appraised Parcel Value	432,700

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0108				COTUIT

NOTES

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpost/Result
12-20-2021	SR	02		03	Cycl Insp Comp
06-09-2020	WD			FR	Field Review
07-10-2013	RB	03		03	Cycl Insp Comp
05-26-2009	NF	03		16	In Office Review
06-14-2005	PT	02		01	Meas/Est
08-23-2002	PT	02		01	Meas/Est
05-25-1999	FS	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	RF	2	0.320	AC	176,344.00	2.68059	1.0000	5	1.00	0108	1.700		1.0000	803,599.6	257,200

Total Card Land Units 0.32 AC | Parcel Total Land Area 0.32 | Total Land Value 257,200

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	01	Ranch
Model	01	Residential
Grade:	D+	Below Average
Stories	1	1 Story
Exterior Wall 1	14	Wood Shingle
Exterior Wall 2		
Roof Structure	03	Gable/Hip
Roof Cover	03	Asph/F Gls/Cmp
Interior Wall 1	03	Plastered
Interior Wall 2		
Interior Floor 1	14	Carpet
Interior Floor 2		
Heat Fuel	02	Oil
Heat Type	05	Hot Water
AC Type	01	None
Bedrooms	01	1 Bedroom
Full Baths	1	
Half Baths	0	
Extra Fixtures		
Total Rooms	3	3 Rooms
Bath Style		
Kitchen Style		
Occupancy		
Usrfld 105		
Accessory Apt		
Foundation Alt	02	Conc. Block
Rms Prts		
Bath Split	10	1 Full-0 Half

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

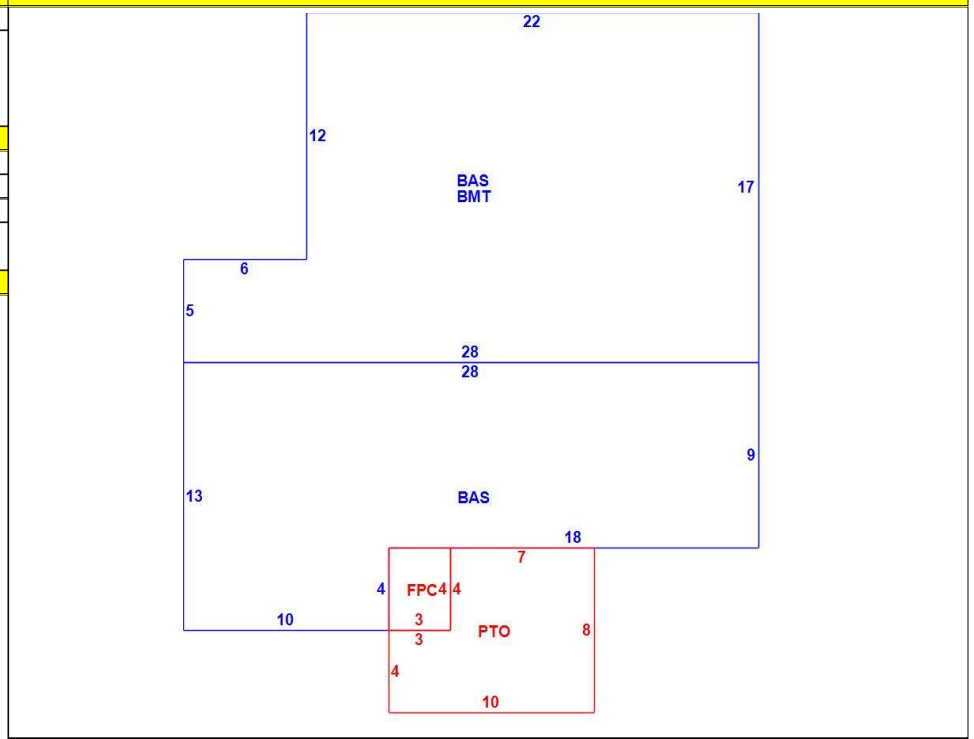
CONDO DATA

Parcel Id		C		Owne	0.0
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION

Building Value New	196,997
Year Built	1960
Effective Year Built	1986
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	26
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	74
RCNLD	145,800
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	1988		74		0.00	3,700
FGR6	Gar w/Lft Avg	L	576	60.00	1960		41	00	1.00	14,200
PAT1	Patio- Average	L	68	5.89	1993		74		0.00	400
BMT	Basement-Unfi	B	404	26.01	1988		74		0.00	10,600
FOPC	Open Prch-roo	B	12	55.00	1988		74		0.00	800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	696	696	696	283.04	196,997
BMT	Basement Area	0	404	0	0.00	0
FPC	Open Porch Conc. Floor	0	12	0	0.00	0
PTO	Patio	0	68	0	0.00	0
	Ttl Gross Liv / Lease Area	696	1,180	696		196,997