

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MCADAMS, TIMOTHY C TR 809 MAIN STREET REATLY TRUST 809 MAIN STREET			1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA VISION
				4 Gas			RESIDENTL	1010	864,400	864,400	
COTUIT MA 02635				2 Public Water			RES LAND	1010	832,000	832,000	
			SUPPLEMENTAL DATA				Total		1,696,400	1,696,400	
			Alt Prcl ID	Plan Ref.							
			Split Zonin	Land Ct#							
			BID Parcel	#SR							
			ResExpt Q	Life Estate							
			#DL 1	PP STATU							
			#DL 2	Assoc Pid#							
			GIS ID	F_947316_2688292							

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCADAMS, TIMOTHY C TR GARDNER, FAYE ELLEN GARDNER, DANIEL & FAYE ELLEN GARDNER, DANIEL GARDNER, CAROL J & DANIEL C			31294 0215	05-25-2018	U	I	515,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
			25757 0259	10-17-2011	U	I	0	1	2023	1010	739,900	2022	1010	621,000	2021	1010	506,200
			22212 0054	07-25-2007	U	I	1	1A		1010	687,600		1010	448,200		1010	407,500
			11793 0305	10-28-1998	U	I	1	1A								1010	17,800
			0733 0390	11-07-1949	U		0										
			Total				1,427,500	Total	1,069,200	Total	931,500						

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
			Total			0.00		

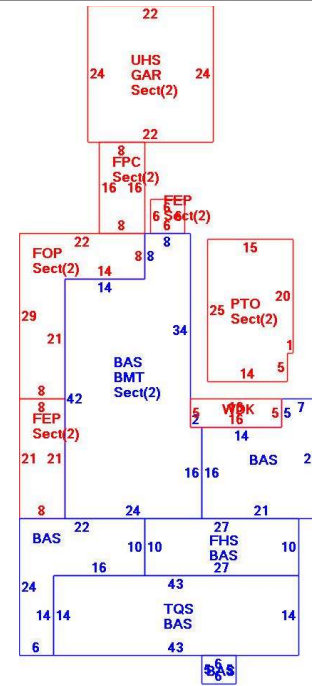
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0112				COTUIT

NOTES		
This signature acknowledges a visit by a Data Collector or Assessor		
APPRAISED VALUE SUMMARY		
Appraised Bldg. Value (Card)		770,300
Appraised Xf (B) Value (Bldg)		76,300
Appraised Ob (B) Value (Bldg)		17,800
Appraised Land Value (Bldg)		832,000
Special Land Value		0
Total Appraised Parcel Value		1,696,400
Valuation Method		C
Total Appraised Parcel Value		1,696,400

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
20-258	01-29-2020	822	Insulation	1,600	01-27-2020	100	06-30-2020	Weatherization	06-09-2020	WD			FR	Field Review
18-3420	11-06-2018	811	Demo - Access	5,000	06-19-2019	100	06-30-2019	DEMO EXISTING TWO CAR	04-21-2020	SR	02		02	Bldg Permit Completed
18-3270	11-06-2018	804	Addn Alt-Res	375,000	01-27-2020	100	06-30-2020	DEMO EXISTING KITCHEN, J	11-01-2019	CK	22		22	Change of Address
68779	05-15-2003	NW	New Windows	6,000	10-09-2003	100	01-01-2004		06-28-2019	SR	02		13	CALL BACK
61077	05-02-2002	NW	New Windows	5,500	12-04-2002	100	01-01-2003		08-27-2013	JR	02		03	Cycl Insp Comp
33097	09-02-1998	NR	New Roof	6,300	06-01-1999	100	12-31-1999		06-10-2005	PT	02		01	Meas/Est
									10-09-2003	MF	04		44	Drive by inspection only

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	0112	5.500		1.0000	2,599,892	832,000	
Total Card Land Units					0.32 AC	Parcel Total Land Area					0.32	Total Land Value					832,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	05	5 Bedrooms			
Full Baths	4				
Half Baths	0				
Extra Fixtures					
Total Rooms	12	12 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	10	Brick Ftgs			
Rms Prts					
Bath Split	40	4 Full-0 Half			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		911,226
			Year Built		1849
			Effective Year Built		1989
			Depreciation Code		VG
			Remodel Rating		
			Year Remodeled		
			Depreciation %		23
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		77
			RCNLD		770,300
			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	Deck comp w	L	80	28.00	2019		100		0.00	4,800
PATC	Conc Pavers	L	370	15.46	2019		100		0.00	5,700
SHED	Shed	L	96	18.00	2019		100		0.00	1,700
GEN	Emergency Ge	L	1	5550.00	2019		100		0.00	5,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,577	1,577	1,577	277.73	437,977
FHS	Half Story	135	270	135	138.86	37,493
TQS	Three Quarter Story	391	602	391	180.38	108,592
WDK	Wood Deck	0	80	0	0.00	0
Ttl Gross Liv / Lease Area		2,103	2,529	2,103		584,062



CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MCADAMS, TIMOTHY C TR 809 MAIN STREET REATLY TRUST 809 MAIN STREET			1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA VISION
				4 Gas			RESIDENTL	1010	864,400	864,400	
COTUIT MA 02635				2 Public Water			RES LAND	1010	832,000	832,000	
			SUPPLEMENTAL DATA				Total		1,696,400	1,696,400	
			Alt Prcl ID	Plan Ref.							
			Split Zonin	Land Ct#							
			BID Parcel	#SR							
			ResExpt Q	Life Estate							
			#DL 1	PP STATU							
			#DL 2	Assoc Pid#							
			GIS ID	F_947316_2688292							

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCADAMS, TIMOTHY C TR GARDNER, FAYE ELLEN GARDNER, DANIEL & FAYE ELLEN GARDNER, DANIEL GARDNER, CAROL J & DANIEL C			31294 0215	05-25-2018	U	I	515,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
			25757 0259	10-17-2011	U	I	0	1	2023	1010	739,900	2022	1010	621,000	2021	1010	506,200
			22212 0054	07-25-2007	U	I	1	1A		1010	687,600		1010	448,200		1010	407,500
			11793 0305	10-28-1998	U	I	1	1A								1010	17,800
			0733 0390	11-07-1949	U		0										
			Total				1,427,500	Total	1,069,200	Total	931,500						

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
			Total			0.00		

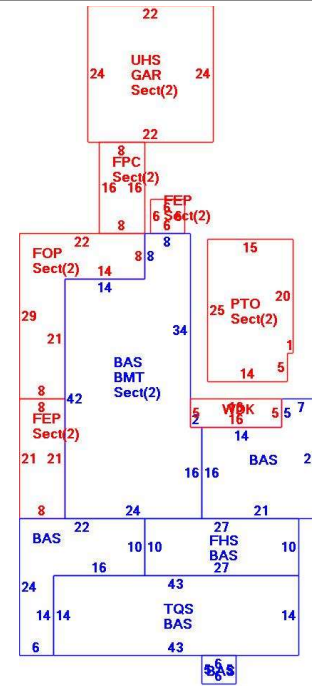
ASSESSING NEIGHBORHOOD		
Nbhd	Nbhd Name	Batch
0112		COTUIT

NOTES		
This signature acknowledges a visit by a Data Collector or Assessor		
APPRAISED VALUE SUMMARY		
Appraised Bldg. Value (Card)		770,300
Appraised Xf (B) Value (Bldg)		76,300
Appraised Ob (B) Value (Bldg)		17,800
Appraised Land Value (Bldg)		832,000
Special Land Value		0
Total Appraised Parcel Value		1,696,400
Valuation Method		C
Total Appraised Parcel Value		1,696,400

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
20-258	01-29-2020	822	Insulation	1,600	01-27-2020	100	06-30-2020	Weatherization	06-09-2020	WD			FR	Field Review
18-3420	11-06-2018	811	Demo - Access	5,000	06-19-2019	100	06-30-2019	DEMO EXISTING TWO CAR	04-21-2020	SR	02		02	Bldg Permit Completed
18-3270	11-06-2018	804	Addn Alt-Res	375,000	01-27-2020	100	06-30-2020	DEMO EXISTING KITCHEN, J	11-01-2019	CK	22		22	Change of Address
68779	05-15-2003	NW	New Windows	6,000	10-09-2003	100	01-01-2004		06-28-2019	SR	02		13	CALL BACK
61077	05-02-2002	NW	New Windows	5,500	12-04-2002	100	01-01-2003		08-27-2013	JR	02		03	Cycl Insp Comp
33097	09-02-1998	NR	New Roof	6,300	06-01-1999	100	12-31-1999		06-10-2005	PT	02		01	Meas/Est
									10-09-2003	MF	04		44	Drive by inspection only

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	0112	5.500		1.0000	2,599,892	832,000	
Total Card Land Units					0.32 AC	Parcel Total Land Area					0.32	Total Land Value					832,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms					
Full Baths	0				
Half Baths	0				
Extra Fixtures					
Total Rooms					
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	10	Brick Ftgs			
Rms Prts					
Bath Split					
CONDO DATA			COST / MARKET VALUATION		
Parcel Id		C	Ownr		0.0
Adjust Type		Code	Description		Factor%
Condo Flr					
Condo Unit					
Building Value New			911,226		
Year Built			2018		
Effective Year Built			2016		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			2		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			98		
RCNLD			770,300		
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
GAR	Attached Gara	B	528	40.00	2019		98		0.00	18,900
FOP	Open Porch-ro	B	344	55.00	2019		98		0.00	13,200
FEP	Enclosed porc	B	204	70.00	2019		98		0.00	12,400
BMT	Basement-Unfi	B	1,020	26.01	2019		98		0.00	26,400
FOPC	Open Prch-roo	B	128	55.00	2019		98		0.00	5,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,020	1,020	1,020	277.73	283,283
BMT	Basement Area	0	1,020	0	0.00	0
FEP	Enclosed Porch	0	204	0	0.00	0
FOP	Open Porch	0	344	0	0.00	0
FPC	Open Porch Conc. Floor	0	128	0	0.00	0
GAR	Attached Garage	0	528	0	0.00	0
PTO	Patio	0	370	0	0.00	0
UHS	Half Story, Unfinished	0	528	158	83.11	43,881
Ttl Gross Liv / Lease Area		1,020	4,142	1,178		327,164

