

CURRENT OWNER			TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
PROCARE REALTY LLC 3112 CRANBERRY HIGHWAY UNIT A E WAREHAM MA 02538			1	Level	4	Gas	1	Paved			Description	Code	Assessed	Assessed
					5	Well					RESIDNTL	1110	447,900	447,900
					6	Septic					RES LAND	1110	141,400	141,400
SUPPLEMENTAL DATA											Total		589,300	589,300
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 PARCEL 2 #DL 2 GIS ID F_942185_2694537			Plan Ref. 254/6 Land Ct# #SR Life Estate PP STATU Assoc Pid#											

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
PROCARE REALTY LLC			30343	0300	03-10-2017	Q	I			335,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HOSTETTER, DANIEL C JR & ADAM J TR			23197	0283	10-06-2008	U	I			1	1F	2023	1110	447,900	2022	1110	335,300	2021	1110	301,600
HOSTETTER, DANIEL C JR			17666	0160	09-18-2003	Q	I			365,000	00		1110	135,700			100,500			95,200
PACITTO, FRANK J TR			9298	0067	07-15-1994	U	I			1	A									
PACITTO, FRANK J TR			8882	0176	11-15-1993	U	I			120,000	L									
											Total		583,600	Total	435,800	Total	396,800			

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
CI04				COTUIT

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
17-1730	06-27-2017	803	Addn Alt-Comm	7,000	06-30-2017	100	06-30-2018	to build exterior stairs as a sec	05-26-2020	DM			FR	Field Review
201207948	12-21-2012	NR	New Roof	5,000	06-30-2013	100	06-30-2013	REROOF STRIPPING OLD	04-06-2020	GM	04		FR	Field Review
85106	06-28-2005	RE	Remodel	4,000	01-27-2006	100	01-01-2006	APT C	06-01-2018	MS	03		02	Bldg Permit Completed
85102	06-28-2005	RE	Remodel	4,000	01-27-2006	100	01-01-2006		03-13-2017	AL	03		16	In Office Review
B30128	11-01-1986	AD	Addition	60,000	01-15-1987	100	12-31-1987	CO REMOD'	09-10-2013	RB	03		03	Cycl Insp Comp
									02-26-2009	NF	03		16	In Office Review
									07-14-2006	JR	04		04	Permit/Hold as NewGrth

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	1110	4-8 Units M-03	RF	2	0.500	AC	176,344.00	1.78240	1.0000	5	1.00	0104	0.900		1.0000	282,891.0	141,400

Total Card Land Units 0.50 AC Parcel Total Land Area 0.50

Total Land Value 141,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	14R	Apt House			
Model	03	Multi-Family			
Grade:	C+	Average Plus			
Stories	2.15	2 Stories w/FA			
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	03	Plastered			
Interior Wall 2	05	Drywall			
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	06	6 Bedrooms			
Full Baths	4				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105	4				
Accessory Apt					
Foundation Alt	00	Typical			
Rms Prts					
Bath Split	40	4 Full-0 Half			
			CONDO DATA		
Parcel Id			C		Ownr 0.0
Adjust Type		Code	Description	Factor%	
Condo Flr					
Condo Unit					
			COST / MARKET VALUATION		
Building Value New				863,277	
Year Built				1720	
Effective Year Built				1974	
Depreciation Code				F	
Remodel Rating					
Year Remodeled					
Depreciation %				35	
Functional Obsol				5	
External Obsol				10	
Trend Factor				1	
Condition					
Condition %					
Percent Good				50	
RCNLD				431,600	
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
FPL3	Fireplace 2 sto	B	1	7000.00	1974		50		0.00	3,500
BMT	Basement-Unfi	B	952	26.01	1974		50		0.00	12,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,822	1,822	1,822	261.52	476,489
BMT	Basement Area	0	952	0	0.00	0
FUS	Upper Story	952	952	952	261.52	248,967
TQS	Three Quarter Story	0	576	432	196.14	112,977
UAT	Attic, Unfinished	0	952	95	26.10	24,844
Ttl Gross Liv / Lease Area		2,774	5,254	3,301		863,277

