

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MELDON, JOHN J TR BARNSTABLE INN REAL ESTATE TR 60 NORTH WATER STREET NEW BEDFORD MA 02740						Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA VISION
						RESIDENTL	0104	258,930	258,930	
						RES LAND	0104	121,050	121,050	
						COMMERC.	031M	1,467,270	1,467,270	
						COM LAND	031M	685,950	685,950	
SUPPLEMENTAL DATA						Total		2,533,200	2,533,200	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 1 #DL 2 GIS ID F_982583_2718786				Plan Ref. 148/133 Land Ct# #SR Life Estate PP STATU Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MELDON, JOHN J TR		32682	0176	02-11-2020	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MELDON, JOHN J TR		6463	0165	09-15-1988	U	I	1,600,000	N	2023	0104	258,930	2022	0104	196,515	2021	0104	196,170
JONES, STEPHEN C TR		3724	0123	04-15-1983	U		0			0104	121,050		0104	108,945		0104	108,945
										031M	1,467,270		031M	1,113,585		0104	345
										031M	685,950		031M	617,355		031M	1,111,630
									Total		2,533,200	Total		2,036,400	Total		2,036,400

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD				APPROAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
CI23				BARNS	Appraised Bldg. Value (Card)	1,701,100		
					Appraised Xf (B) Value (Bldg)	22,800		
					Appraised Ob (B) Value (Bldg)	2,300		
					Appraised Land Value (Bldg)	807,000		
					Special Land Value	0		
					Total Appraised Parcel Value	2,533,200		
					Valuation Method	C		
					Total Appraised Parcel Value	2,533,200		

NOTES										VISIT / CHANGE HISTORY							
-BARNSTABLE INN SHOPS + OFFICES -BARNSTABLE TUSCAN CUISINE -2 APTS										Date	Id	Type	Is	Cd	Purpost/Result		
										05-06-2020	GM	04		FR	Field Review		
										09-05-2018	EO	03		16	In Office Review		
										08-21-2018	SR	02		02	Bldg Permit Completed		
										08-21-2018	SR	02		03	Cycl Insp Comp		
										12-21-2014	JR	03		03	Cycl Insp Comp		
										11-12-2008	JG	03		16	In Office Review		
										07-22-2008	MA	03		16	In Office Review		

BUILDING PERMIT RECORD										LAND LINE VALUATION SECTION							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result		
BLDC-23-16	09-01-2023	881	Alt-Int work-Co	5,500		0		<div>sistering, repairing and re		05-06-2020	GM	04		FR	Field Review		
EXPC-23-6	06-20-2023	835	Sid/Wind/Roof/	20,000		100		Remove existing roofing, Instal		09-05-2018	EO	03		16	In Office Review		
BLDC-23-93	05-01-2023	881	Alt-Int work-Co	80,000		100		Structural cleaning, restoration		08-21-2018	SR	02		02	Bldg Permit Completed		
EXPC-23-3	03-10-2023	835	Sid/Wind/Roof/	6,500		100		roofing		08-21-2018	SR	02		03	Cycl Insp Comp		
19-1763	05-28-2019	836	Sign	0		100		36.75"x44.5" FREE STANDIN		12-21-2014	JR	03		03	Cycl Insp Comp		
18-924	04-02-2018	803	Addn Alt-Comm	20,000	08-21-2018	100		Construct a new Bar in Dining		11-12-2008	JG	03		16	In Office Review		
201201597	03-28-2012	OT	Other	2,200	06-30-2012	100	06-30-2012	NW ENTRY DR		07-22-2008	MA	03		16	In Office Review		

B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value		
1	031M	MU RET/OFFC	VB-	1		0.460	AC	330,000.00	1.41765	C	1.50	CI23	2.500	IU		0	1,754,346	807,000
Total Card Land Units						0.46	AC	Parcel Total Land Area: 0.46						Total Land Value		807,000		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	80	Mixed Use			
Model	94	Commercial			
Grade	B-	Custom Minus			
Stories	2				
Occupancy	9.00				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Road Structure	03	Gable/Hip			
Road Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heating Fuel	03	Gas			
Heating Type	04	Hot Air			
AC Type	03	Central			
Size Adj Tbl	031M	MU RET/OFFC			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	02	0 Full-2 Half			
Rms/Partitions	03	ABOVE AVERAGE			
Heat/AC	01	HEAT/AC PKGS			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	03	ABOVE AVERAGE			
Ceiling/Wall	08	TYPICAL			
Common Wall	00	0%			
Wall Height	10.00				
1st Floor Use:	325I				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
031M	MU RET/OFFC	85
0104	Mix Use 2 Fam	15
		0

COST / MARKET VALUATION	
RCN	2,209,242
Year Built	1983
Effective Year Built	1989
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	77
RCNLD	1,701,100
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	% Good	Grade	Grade Adj	Appr. Value
PKKG	Gravel Pkg Lot	L	3,000	1.06	1985		32		0.00	1,000
SPR1	SPRINKLERS-	B	7,228	4.10	1991		77		0.00	22,800
SGN2	DOUBLE SIDE	L	20	39.53	2000		62		0.00	500
SGN2	DOUBLE SIDE	L	12	39.53	2000		62		0.00	300
SGN2	DOUBLE SIDE	L	12	39.53	2000		62		0.00	300
SGNP	SIGN POST 6"	L	24	10.66	2000		62		0.00	200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
AOF	Office Area	2,624	2,624	2,886	164.82	432,497	
BAS	First Floor	3,850	3,850	3,850	149.86	576,963	
FBM	Fin Bsmnt	1,807	3,614	1,446	59.96	216,698	
FLL	Fin Lowr Level	2,624	2,624	2,230	127.36	334,189	
FOP	Open Porch	0	236	35	22.23	5,245	
FPC	Open Porch Conc. Floor	0	1,451	218	22.52	32,670	
FUS	Upper Story	3,614	3,614	3,433	142.35	514,471	
PTO	Patio	0	946	47	7.45	7,043	
UAT	Attic, Unfinished	0	2,350	588	37.50	88,118	
WDK	Wood Deck	0	187	9	7.21	1,349	
Ttl Gross Liv / Lease Area		14,519	21,496	14,742		2,209,243	

