Property Location 40 COMMERCE ROAD | Map ID 301/ 041/ / / | Bldg Name | State Use 1010
Vision ID 24110 | Account # 212852 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 2/5/2024 12:28:19 PM

CURRENT OWNER

SCHOENECK, WILLIAM FRANCIS & K

1313 GREAT PLAIN AVENUE

NEEDHAM MA 02492

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

SUPPLEMENTAL DATA

Alt Prcl ID		Plan Ref.	42/3
Split Zonin	RB;RF-1	Land Ct#	
BID Parcel		#SR	
ResExpt Q		Life Estate	
#DL 1	LOT E	PP STATU	
#DL 2			
GIS ID	F_984750_2720667	Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Assessed	Assessed
RESIDNTL	1010	437,600	437,600
RES LAND	1010	800,300	800,300
	Total	1,237,900	1,237,900

801

FY2024
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRIC	VC
SCHOENECK, WILLIAM FRANCIS & KELL	32555	0112	12-17-2019	Q	I	660,000	00
PASSALACQUA, STEPHEN H	23089	0152	08-07-2008	Q	I	675,000	00
WILSON, SUSAN T	18942	0024	08-16-2004	Q	I	615,000	00
TAYLOR, MAUREEN H	9457	0030	11-23-1994	U		1	A
ANDERSON, KARL E	8665	0051	07-15-1993	Q	I	135,000	U

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2023	1010	366,000	2022	1010	304,600	2021	1010	219,600
	1010	661,400		1010	431,100		1010	391,900
							1010	35,000
	Total	1,027,400		Total	735,700		Total	646,500

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

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0112				BARNS

NOTES

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	388,500
Appraised Xf (B) Value (Bldg)	5,400
Appraised Ob (B) Value (Bldg)	43,700
Appraised Land Value (Bldg)	800,300
Special Land Value	0
Total Appraised Parcel Value	1,237,900
Valuation Method	C
Total Appraised Parcel Value	1,237,900

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
EXPR-22-3	04-04-2022	835	Sid/Wind/Roof/	27,392	06-30-2022	100	06-30-2022	
2016-0334	01-14-2016	835	Sid/Wind/Roof/	19,750	06-30-2016	100	06-30-2016	RESIDE
201200342	01-20-2012	NR	New Roof	10,975	06-30-2012	100	06-30-2012	REROOF STRIPPING OLD
B36909	07-01-1994	AD	Addition	38,000	01-15-1996	100	12-31-1996	BA ADD|N

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpost/Result
03-01-2023	DB	02		03	Cycl Insp Comp
07-06-2020	CK	03		16	In Office Review
05-07-2020	DM			FR	Field Review
03-10-2020	SAF			20	Sale Review
08-31-2016	SR	02		03	Cycl Insp Comp
05-07-2012	TP	03		16	In Office Review
02-14-2011	NF	03		16	In Office Review

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	SPLI	1	0.220	AC	176,344.00	3.75053	1.0000	5	1.00	0112	5.500	HAS BEACH RIGHTS		1.0000	3,637,606	800,300

Total Card Land Units 0.22 AC | Parcel Total Land Area 0.22 | Total Land Value 800,300

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	06	Conventional
Model	01	Residential
Grade:	C+	Average Plus
Stories	2	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	09	Pine/Soft Wood
Interior Floor 2		
Heat Fuel	03	Gas
Heat Type	05	Hot Water
AC Type	03	Central
Bedrooms	03	3 Bedrooms
Full Baths	3	
Half Baths	1	
Extra Fixtures		
Total Rooms	6	6 Rooms
Bath Style		
Kitchen Style		
Occupancy		
Usrfld 105		
Accessory Apt		
Foundation Alt	05	Stone Walls
Rms Prts		
Bath Split	31	3 Full-1 Half

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

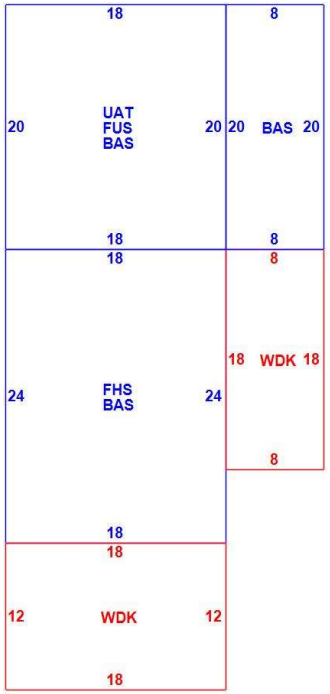
CONDO DATA

Parcel Id		C		Owne	0.0
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION

Building Value New	504,507
Year Built	1920
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	388,500
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	1989		77		0.00	5,400
GSQT	Guest Quarter	L	324	122.81	1995		76	C	1.00	29,800
WDC	Deck comp w	L	216	28.00	2001		64		0.00	4,400
WDC	Deck composit	L	144	24.00	2001		64		0.00	3,100
UTIL	UTIL BLDG- L	L	24	16.43	1997		56	C	1.00	200
SHED	Shed	L	64	18.00	1997		56		0.00	600
GEN	Emergency Ge	L	1	5550.00	2023		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	952	952	952	322.58	307,091
FHS	Half Story	216	432	216	161.29	69,676
FUS	Upper Story	360	360	360	322.58	116,127
UAT	Attic, Unfinished	0	360	36	32.26	11,613
WDK	Wood Deck	0	360	0	0.00	0
	Ttl Gross Liv / Lease Area	1,528	2,464	1,564		504,507