

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
JENSEN, FIONA M & ROBERT G 77 MAIN STREET COTUIT MA 02635		1 Level	2 Public Water			Description	Code	Assessed	Assessed
			4 Gas	1 Paved		RESIDNTL	1010	394,200	394,200
			6 Septic			RES LAND	1010	203,100	203,100
SUPPLEMENTAL DATA						Total		597,300	597,300
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q YES:		Land Ct#					
#DL 1				#SR					
#DL 2				Life Estate					
GIS ID F_943083_2693996				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)					
JENSEN, FIONA M & ROBERT G		31477 0097	08-21-2018	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
JENSEN, ROBERT JR & FIONA M TRS		27990 0235	02-18-2014	U	I	1	1F	2023	1010	337,500	2022	1010	282,000
JENSEN, ROBERT & FIONA M		7114 0163	03-15-1990	Q	I	200,000	U		1010	200,800		1010	142,800
MORRISSEY, JAMES F		4579 0001	06-15-1985	U	I	1	B					1010	36,800
LUNNY, DANIEL J		3105 0002	06-02-1980	U		0		Total		538,300	Total		424,800
								Total			Total		385,700

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2020	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			COTUIT

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	350,700
Appraised Xf (B) Value (Bldg)	12,700
Appraised Ob (B) Value (Bldg)	30,800
Appraised Land Value (Bldg)	203,100
Special Land Value	0
Total Appraised Parcel Value	597,300
Valuation Method	C
Total Appraised Parcel Value	597,300

NOTES									

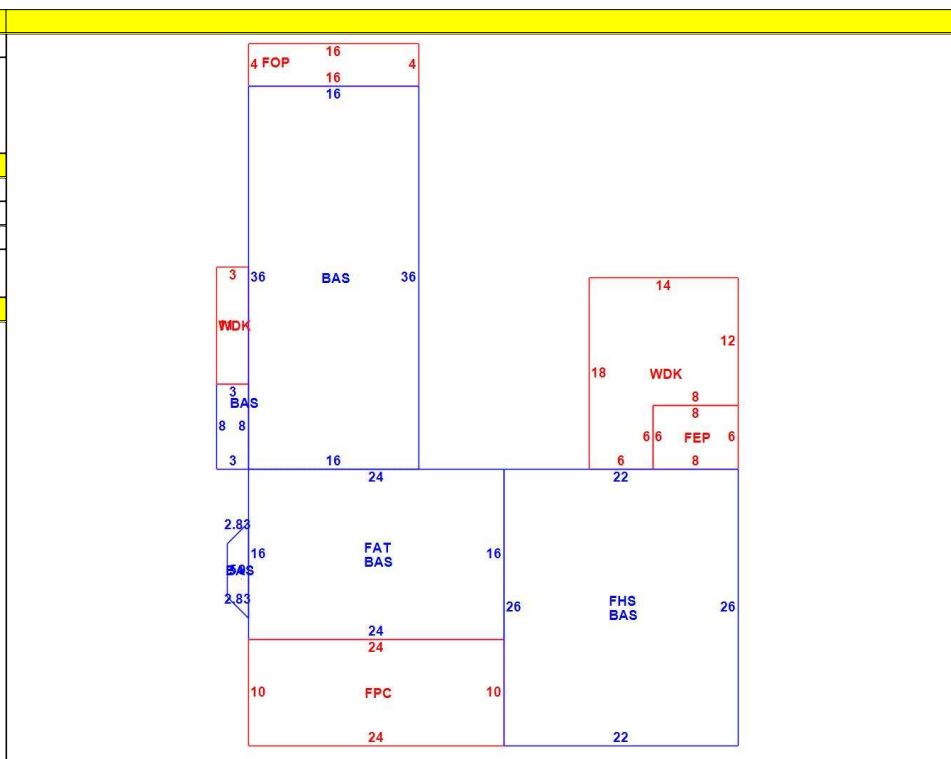
LAND LINE VALUATION SECTION

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	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0106	1.150		1.0000	202,795.6	202,800
1	1010	Single Fam M-0	RF	2	0.020 AC	14,250.00	1.00000	1.0000	0	1.00	0106	1.150		1.0000	16,387.5	300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	1.4				
Exterior Wall 1	11	Clapboard			
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	11	Stone Ftgs			
Rms Prts					
Bath Split	30	3 Full-0 Half			

CONDO DATA					
Parcel Id		C		Owne	0.0
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					

COST / MARKET VALUATION					
Building Value New					508,263
Year Built					1870
Effective Year Built					1979
Depreciation Code					A
Remodel Rating					
Year Remodeled					
Depreciation %					31
Functional Obsol					0
External Obsol					0
Trend Factor					1
Condition					
Condition %					
Percent Good					69
RCNLD					350,700
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
BRN5	Barn 2 Story	L	946	45.32	1987		68	00	1.00	29,200
FOP	Open Porch-ro	B	64	55.00	1979		69		0.00	2,800
FEP	Enclosed porc	B	48	70.00	1979		69		0.00	3,500
FOPC	Open Prch-roo	B	240	55.00	1979		69		0.00	6,400
WDC	Wood Deck w/	L	237	18.00	1986		34		0.00	1,600
SOLT	Solar Thermal	B	80	86.00	1979		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,570	1,570	1,570	265.55	416,914
FAT	Attic, Finished	58	384	58	40.11	15,402
FEP	Enclosed Porch	0	48	0	0.00	0
FHS	Half Story	286	572	286	132.78	75,947
FOP	Open Porch	0	64	0	0.00	0
FPC	Open Porch Conc. Floor	0	240	0	0.00	0
WDK	Wood Deck	0	237	0	0.00	0
Ttl Gross Liv / Lease Area		1,914	3,115	1,914		508,263

