

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
CERQUEIRA, CARLOS A & MARIA J 154 KENDALL STREET WALPOLE MA 02081-3524		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	250,800	250,800	
			6 Septic			RES LAND	1010	149,600	149,600	
SUPPLEMENTAL DATA						Total				400,400
Alt Prcl ID		Split Zonin		Plan Ref. 155/105						
BID Parcel		ResExpt Q		Land Ct#						
#DL 1 LOT 2		#DL 2		Life Estate						
GIS ID F_987442_2696575		Assoc Pid#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CERQUEIRA, CARLOS A & MARIA J CHARTIER, JAMES R & TERRY CALDWELL, OWEN		28537 0063	11-28-2014	Q	I	217,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		8808 0303	09-15-1993	Q	I	66,000	U	2023	1010	215,100	2022	1010	187,300	2021	1010	151,100
		1484 0196	09-11-1970	Q		19,000	U		1010	136,000		1010	100,800		1010	100,800
								Total		351,100	Total		288,100	Total		253,700

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				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105				HYAN	Appraised Bldg. Value (Card)	224,100	
					Appraised Xf (B) Value (Bldg)	24,900	
					Appraised Ob (B) Value (Bldg)	1,800	
					Appraised Land Value (Bldg)	149,600	
					Special Land Value	0	
					Total Appraised Parcel Value	400,400	
					Valuation Method	C	
					Total Appraised Parcel Value	400,400	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
										05-11-2020	WD			FR	Field Review
										09-18-2017	SR	02		03	Cycl Insp Comp
										06-01-2016	JR	03		16	In Office Review
										03-11-2002	PT	01		00	Meas/Listed-Interior Acces

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
17-3279	10-13-2017	822	Insulation	2,820		100		Insulation, Air Sealing, Vapor B		05-11-2020	WD			FR	Field Review

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	RB	4	0.270 AC	176,344.00	3.14262	1.0000	5	1.00	0105	1.000		1.0000	554,178.6	149,600

Total Card Land Units					0.27	AC	Parcel Total Land Area					0.27	Total Land Value				149,600
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	10	1 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	260,531
Year Built	1950
Effective Year Built	2001
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	14
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	86
RCNLD	224,100
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	% Gd	Grade	Grade Adj.	Appr. Value
WDC	Wood Decking	L	165	20.00	1990		42		0.00	1,800
BMT	Basement-Unfi	B	864	26.01	2003		86		0.00	20,600
FPL1	Fireplace 1 sto	B	1	5000.00	2003		86		0.00	4,300

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	864	864	864	301.54	260,531
BMT	Basement Area	0	864	0	0.00	0
WDK	Wood Deck	0	165	0	0.00	0
Ttl Gross Liv / Lease Area		864	1,893	864		260,531

