

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BUBROUSKI, JULIAN P & CYNTHIA A JULIAN P & CYNTHIA A BUBROUSKI 23 WESTMORELAND ROAD HINGHAM MA 02043		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	337,300	337,300
			6 Septic			RES LAND	1010	146,700	146,700
SUPPLEMENTAL DATA						Total			
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 3 #DL 2 GIS ID F_987339_2696801		Plan Ref. 389/6 Land Ct# #SR Life Estate PP STATU Assoc Pid#				484,000	484,000

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BUBROUSKI, JULIAN P & CYNTHIA A TR		35453 044	10-28-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
BUBROUSKI, JULIAN P & CYNTHIA A		4972 0075	03-15-1986	Q	I	39,500	U	2023	1010	289,100	2022	1010	236,900
ENZ, GREGORY		4858 0088	12-15-1985	U	V	28,000	N		1010	133,300		1010	98,800
SHIELDS, R M & D TELLEGEN		4099 0072	05-15-1984	Q	V	22,501	U	Total		422,400	Total		335,700
								Total		301,500	Total		301,500

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
0105			Batch HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	309,400
Appraised Xf (B) Value (Bldg)	23,800
Appraised Ob (B) Value (Bldg)	4,100
Appraised Land Value (Bldg)	146,700
Special Land Value	0
Total Appraised Parcel Value	484,000
Valuation Method	C
Total Appraised Parcel Value	484,000

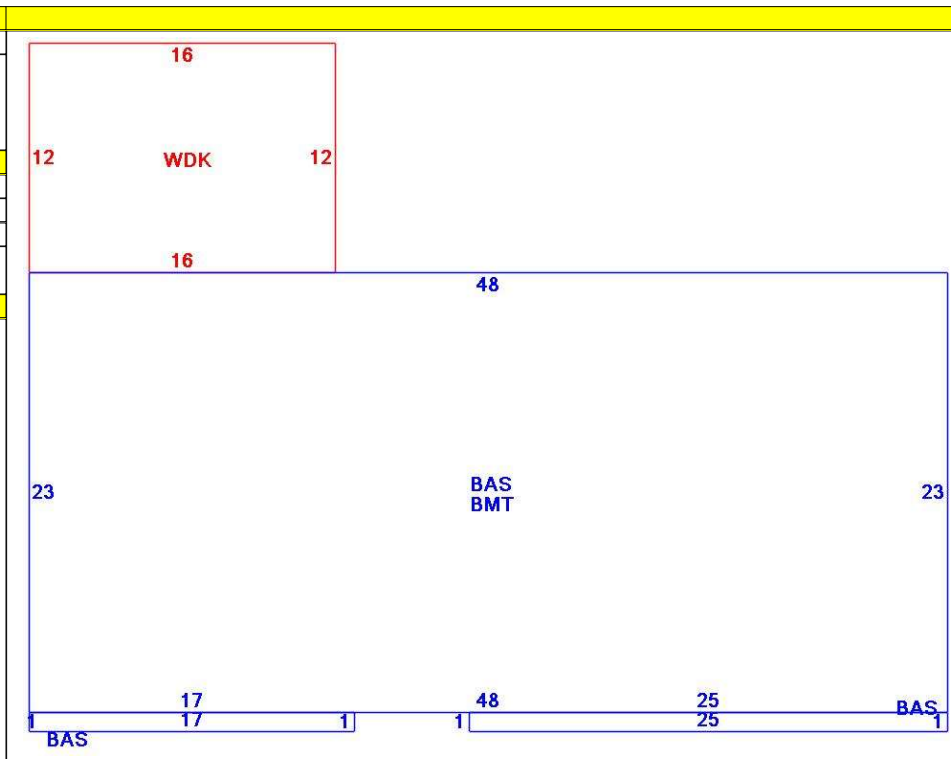
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-72	06-07-2023	880	Alt-Int work-Res	31,090		100		Tub to shower conversion	05-08-2020	WD			FR	Field Review
B30892	06-01-1987	DW	Dwelling	60,000	01-15-1988	100	12-31-1988	HY 1 STOR	01-21-2016	NF	01		15	Abatement Review
									01-20-2016	SR	01		03	Cycl Insp Comp
									04-01-2013	JR	03		15	Abatement Review
									03-15-2002	PT	01		00	Meas/Listed-Interior Acces
									03-15-1988	ML	01		00	Meas/Listed-Interior Acces

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	RB	4	0.230 AC	176,344.00	3.61599	1.0000	5	1.00	0105	1.000		1.0000	637,659.9	146,700	
Total Card Land Units					0.23 AC	Parcel Total Land Area					0.23	Total Land Value					146,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised 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	14	Carpet			
Interior Floor 2	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style	02	Average			
Kitchen Style	01	Old Style			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

CONDO DATA			
Parcel Id		C	Ownr 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	368,347
Year Built	1987
Effective Year Built	1999
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	309,400
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	192	20.00	2000		62		0.00	2,900
BMT	Basement-Unfi	B	1,104	26.01	2001		84		0.00	23,800
SHED	Shed	L	64	18.00	2019		100		0.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,146	1,146	1,146	321.42	368,347
BMT	Basement Area	0	1,104	0	0.00	0
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		1,146	2,442	1,146		368,347

