

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCMAHON, JOSEPH J & REGINA M  17 COUNTRY ROAD  BROOKLINE MA 02467		2 Above Street	2 Public Water			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 331,700 158,800	Assessed 331,700 158,800
		4 Gas	1 Paved						
		6 Septic							
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 63 #DL 2 GIS ID F_947659_2696650			Plan Ref. Land Ct# 22824-D #SR Life Estate PP STATU Assoc Pid#			Total 490,500 490,500			

801  
 FY2024  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MCMAHON, JOSEPH J & REGINA M		C226989	0	07-20-2021	U	I	432,500	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
KROLAK, PATRICK D & RITA A ESTATES		NO12P29	0	01-05-2016	U	I	0	1A	2023	1010	289,400	2022	1010	250,400	2021	1010	203,600
KROLAK, PATRICK D & RITA A		C144633	0	06-02-1997	Q	I	121,500	00		1010	144,400		1010	106,900		1010	106,900
TRELEGAN, BRYAN JAMES		C132176	0	12-01-1993	U	I	77,000	L								1010	3,100
FDIC		C129142	0	01-27-1993	U	V	93,400	L	Total 433,800			Total 357,300			Total 313,600		

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			COTUIT		Appraised Bldg. Value (Card)					286,800
					Appraised Xf (B) Value (Bldg)					41,800
					Appraised Ob (B) Value (Bldg)					3,100
					Appraised Land Value (Bldg)					158,800
					Special Land Value					0
					Total Appraised Parcel Value					490,500
					Valuation Method					C
					Total Appraised Parcel Value					490,500

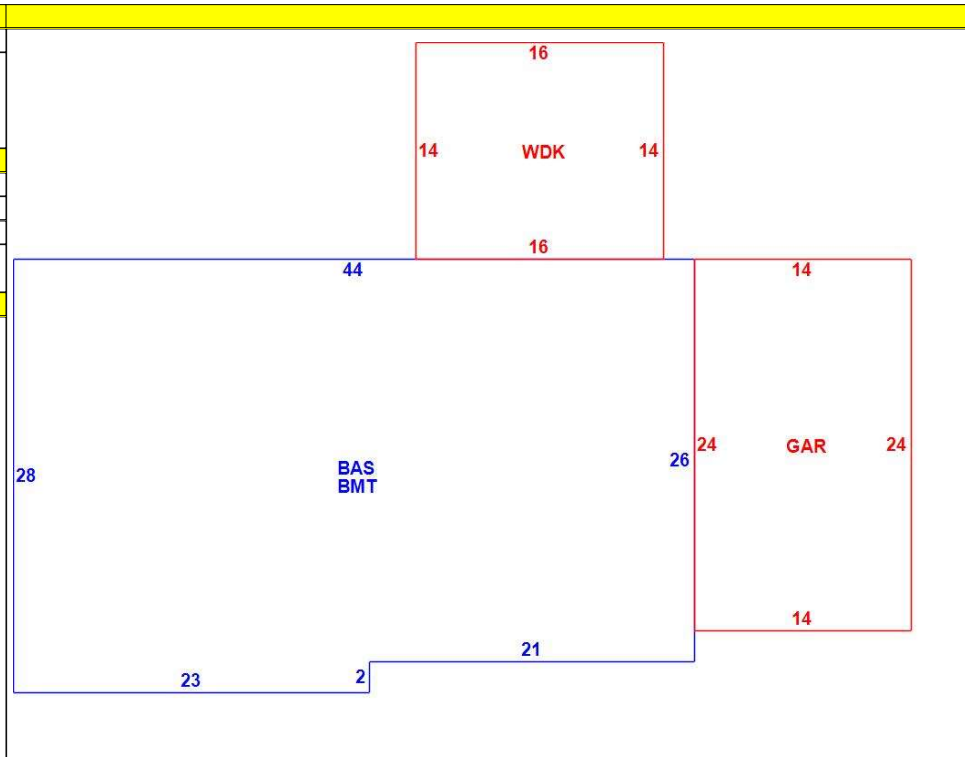
NOTES										BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result						
EXPR-22-6 B32534	05-10-2022 01-01-1989	835 DW	Sid/Wind/Roof/ Dwelling	3,856 60,000	06-30-2022 01-15-1990	100 100	06-30-2022 06-30-1990	insulation and air sealing work CO 1 STOR		11-04-2022 06-11-2020 10-26-2018 01-05-2016 01-15-2013 06-23-2005 12-15-1999	DB WD RB AL RB PT PT	02  03 22 03 02 01		03 FR 16 22 03 01 00	Cycl Insp Comp Field Review In Office Review Change of Address Cycl Insp Comp Meas/Est 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	RF	2	0.520	AC	176,344.00	1.73169	1.0000	5	1.00	0105	1.000		1.0000	305,374.9	158,800	
Total Card Land Units					0.52	AC	Parcel Total Land Area					0.52	Total Land Value					158,800

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	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen 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	337,365
Year Built	1989
Effective Year Built	2000
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	15
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	85
RCNLD	286,800
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
FPL1	Fireplace 1 sto	B	1	5000.00	2002		85		0.00	4,300
WDC	Wood Decking	L	224	20.00	2000		62		0.00	3,100
GAR	Attached Gara	B	336	40.00	2002		85		0.00	12,200
BMT	Basement-Unfi	B	1,190	26.01	2002		85		0.00	25,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,190	1,190	1,190	283.50	337,365
BMT	Basement Area	0	1,190	0	0.00	0
GAR	Attached Garage	0	336	0	0.00	0
WDK	Wood Deck	0	224	0	0.00	0
Ttl Gross Liv / Lease Area		1,190	2,940	1,190		337,365

