

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
JANOWICZ, JOHN C & HALLETT, KAR							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
4803 FALMOUTH ROAD							RESIDNTL	1010	347,800	347,800	
COTUIT MA 02632							RES LAND	1010	172,400	172,400	
SUPPLEMENTAL DATA							Total		520,200	520,200	VISION
Alt Prcl ID			Split Zonin		Plan Ref.						
#DL 1			#DL 2		Land Ct#						
GIS ID F_942059_2694065					Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
JANOWICZ, JOHN C & HALLETT, KAREN	31350	0204	06-20-2018	U	I	200,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HALLETT, CECILIA P ESTATE OF	31350	0198	11-26-2017	U	I	0	1F	2023	1010	300,400	2022	1010	254,100	2021	1010	161,400
HALLETT, CECILIA	30924	0229	11-24-2017	U	I	0	1F		1010	166,800		1010	127,300		1010	120,600
HALLETT, WALTER S JR & CECELIA	1177	0429	10-25-1962	U		0		Total		467,200	Total		381,400	Total		335,200

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0104			COTUIT

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			292,700
Appraised Xf (B) Value (Bldg)			3,100
Appraised Ob (B) Value (Bldg)			52,000
Appraised Land Value (Bldg)			172,400
Special Land Value			0
Total Appraised Parcel Value			520,200
Valuation Method			C
Total Appraised Parcel Value			520,200

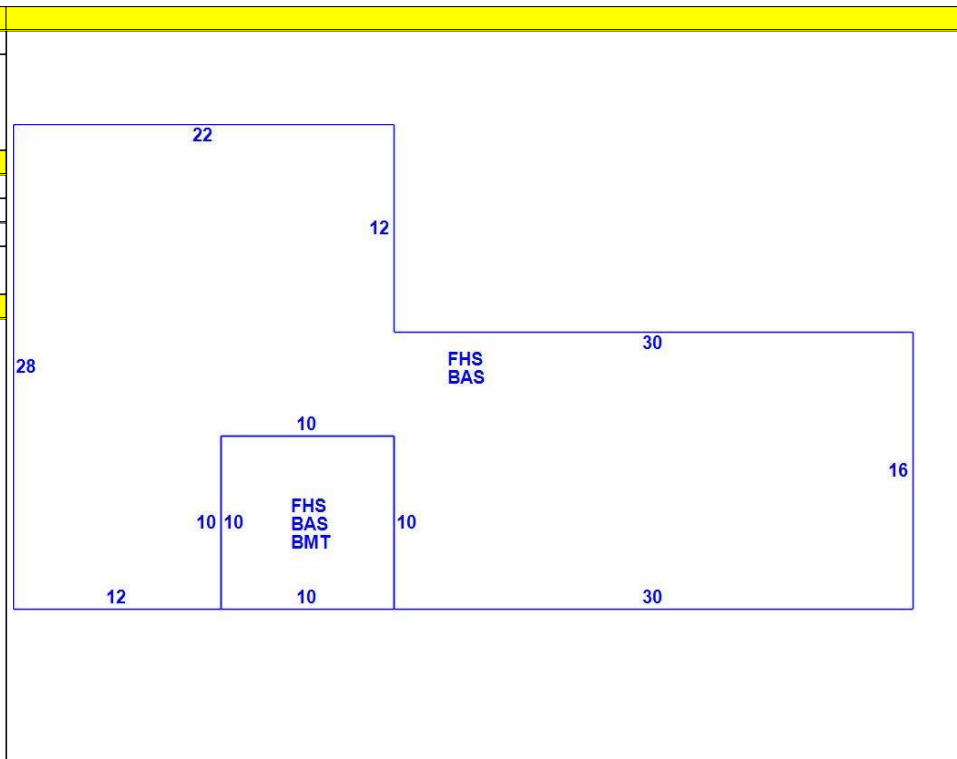
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
18-3563	10-30-2018	822	Insulation	7,091	06-30-2019	100	06-30-2019	14" layer cellulose open attic,	08-06-2021	CK	01		03	Cycl Insp Comp
									05-26-2020	DM			FR	Field Review
									08-29-2012	NF	03		16	In Office Review
									12-14-2004	PT	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	RF	2	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0104	0.900		1.0000	158,709.6	158,700	
1	1010	Single Fam M-0	RF	2	1.070	AC 14,250.00	1.00000	1.0000	0	1.00	0104	0.900		1.0000	12,825	13,700	
Total Card Land Units					2.07	AC	Parcel Total Land Area					2.07	Total Land Value			172,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 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	05	Drywall			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	11	Stone Ftgs			
Rms Prts					
Bath Split	11	1 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	450,242
Year Built	1850
Effective Year Built	1974
Depreciation Code	F
Remodel Rating	
Year Remodeled	
Depreciation %	35
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	65
RCNLD	292,700
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
BRN8	Barn 2sty w b	L	948	71.76	1986		67	00	1.00	45,600
STB1	Stable/Avg Qty	L	288	33.30	1986		67	C	1.00	6,400
BMT	Basement-Unfi	B	100	26.01	1974		65		0.00	3,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,096	1,096	1,096	273.87	300,162
BMT	Basement Area	0	100	0	0.00	0
FHS	Half Story	548	1,096	548	136.94	150,081
Ttl Gross Liv / Lease Area		1,644	2,292	1,644		450,243

