

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DEMATTOS, JOHN P 116 CONTENT LANE COTUIT MA 02635		3	Below Street	2	Public Water	RESIDNTL RES LAND	1010 1010	250,100 161,200	250,100 161,200
		4	Gas	1	Paved				
		6	Septic						
SUPPLEMENTAL DATA						Total			
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q		Land Ct# 22824-D (SH 2)					
#DL 1 LOT 16		#DL 2		#SR					
GIS ID F_946703_2696856		Assoc Pid#		Life Estate					
				PP STATU					

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	Year	Code	Assessed					
DEMATTOS, JOHN P	C217239	0	09-07-2018	Q	I	315,000	00	2023	1010	225,100	2022	1010	190,400	2021	1010	159,300
COBB, CHARLES R & TAYLOR D & ABIG	C200930	0	07-17-2013	Q	I	260,000	00		1010	146,600		1010	108,600		1010	108,600
ANDREWS, BRUCE A & JANET M	C182167	0	01-19-2007	Q	I	300,000	00								1010	4,400
WELLBELOVED, BLAIR & NICOLE	C161018	0	03-27-2001	Q	I	170,000	00									
LAVERY, KRISTEN J & JILL M	C151212	0	12-11-1998	Q	I	111,000	00									
Total								371,700	Total		299,000	Total		272,300		

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	Batch
0105				COTUIT

NOTES			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	215,100
Appraised Xf (B) Value (Bldg)	30,200
Appraised Ob (B) Value (Bldg)	4,800
Appraised Land Value (Bldg)	161,200
Special Land Value	0
Total Appraised Parcel Value	411,300
Valuation Method	C
Total Appraised Parcel Value	411,300

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-23-99	09-11-2023	839	Solar Panel-Re	70,000		0		Installation of 29 PV modules	11-10-2022	SR	02		03	Cycl Insp Comp
B24273	08-01-1982	DW	Dwelling	0	01-15-1983	100		CO 11/2 S	07-31-2021	CK	01		03	Cycl Insp Comp
									06-11-2020	WD			FR	Field Review
									03-12-2014	SR	01		03	Cycl Insp Comp
									12-18-2013	JR	03		20	Sale Review
									07-05-2005	PT	02		01	Meas/Est
									03-22-1999	FS	01		00	Meas/Listed-Interior Acces

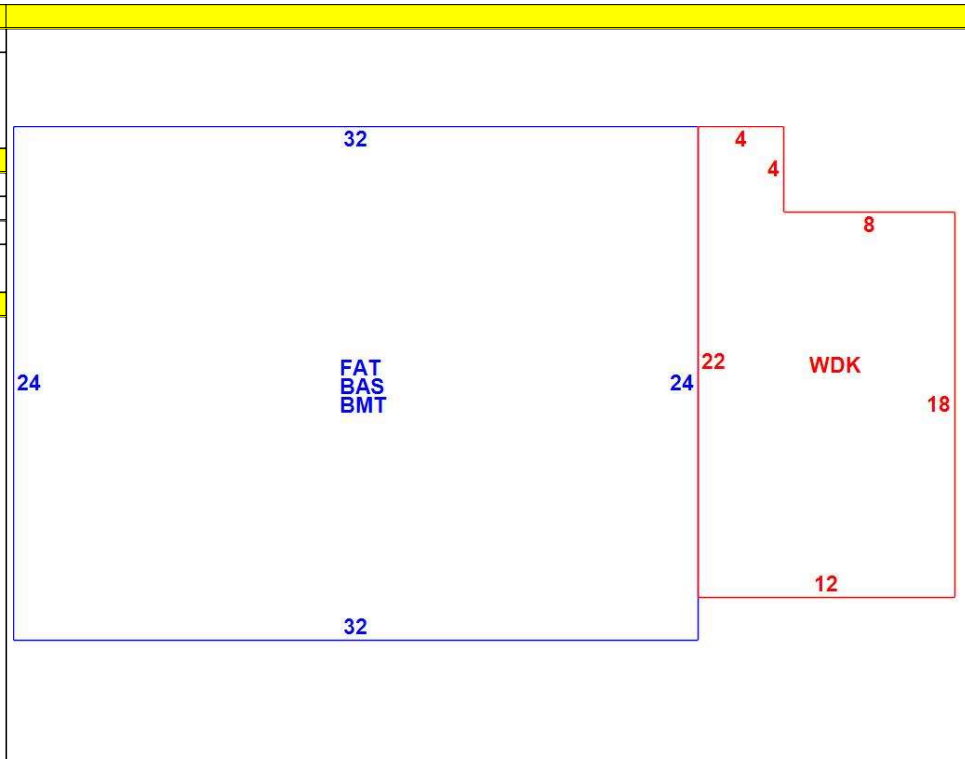
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value	
1	1010	Single Fam M-0	RF	2	0.550	AC	176,344.00	1.66254	1.0000	5	1.00	0105	1.000	ABUTS ROUTE 28	1.0000	293,171.9	161,200

Total Card Land Units 0.55 AC Parcel Total Land Area 0.55 Total Land Value 161,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 Stories			
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	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 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
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	247,293
Year Built	1983
Effective Year Built	2002
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	215,100
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	232	20.00	1999		60		0.00	3,100
BMT	Basement-Unfi	B	768	26.01	2004		87		0.00	19,300
BFA1	Bsmt Fin-Goo	B	384	32.56	2004		87		0.00	10,900
SHED	Shed	L	96	18.00	2019		100		0.00	1,700

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	768	768	768	280.06	215,086	
BMT	Basement Area	0	768	0	0.00	0	
FAT	Attic, Finished	115	768	115	41.94	32,207	
WDK	Wood Deck	0	232	0	0.00	0	
Ttl Gross Liv / Lease Area		883	2,536	883		247,293	

