

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | 801 FY2024 BARNSTABLE, MA VISION | |
|---|--|----------------|----------------|---------------------|----------|--------------------|------|----------|----------|--|-----------|
| FREDERICKSON, FRANK G & LINN, 118 FLINT ROCK ROAD BARNSTABLE MA 02630 | | 1 Level | 6 Septic | 1 Paved | | Description | Code | Assessed | Assessed | | |
| | | | 4 Gas | | | RESIDENTL | 1010 | 857,600 | 857,600 | | |
| | | | 2 Public Water | | | RES LAND | 1010 | 202,800 | 202,800 | | |
| SUPPLEMENTAL DATA | | | | | | Total | | | | 1,060,400 | 1,060,400 |
| Alt Prcl ID | | Split Zonin | | Plan Ref. 409/88-91 | | | | | | | |
| BID Parcel | | ResExpt Q YES: | | Land Ct# | | | | | | | |
| #DL 1 LOT 7 | | #DL 2 | | Life Estate | | | | | | | |
| GIS ID F_985782_2715568 | | Assoc Pid# | | | | | | | | | |

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRIC | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | | |
|-----------------------------------|-------|-------------|------------|------|----------|-----------|------|--------------------------------|-------|---------|----------|-------|---------|----------|------|---------|
| Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed | | |
| FREDERICKSON, FRANK G & LINN, MIC | 22687 | 0203 | 02-21-2008 | U | I | 1 | 1A | | | | | | | | | |
| FREDERICKSON, FRANK G | 10460 | 0109 | 10-30-1996 | Q | I | 153,000 | 00 | 2023 | 1010 | 755,900 | 2022 | 1010 | 642,900 | 2021 | 1010 | 526,900 |
| TAHMOUSH, FRANK G & KAREN J | 5220 | 0102 | 07-15-1986 | Q | I | 157,250 | U | | 1010 | 200,400 | | 1010 | 142,500 | | 1010 | 142,500 |
| NICKULAS, LARRY D | 4899 | 0276 | 01-15-1986 | U | V | 420,000 | N | | | | | | | | 1010 | 28,700 |
| NICKULAS, LARRY D | 4899 | 0274 | 01-15-1986 | U | | 0 | | | | | | | | | | |
| Total | | | | | | | | 956,300 | Total | | 785,400 | Total | | 698,100 | | |

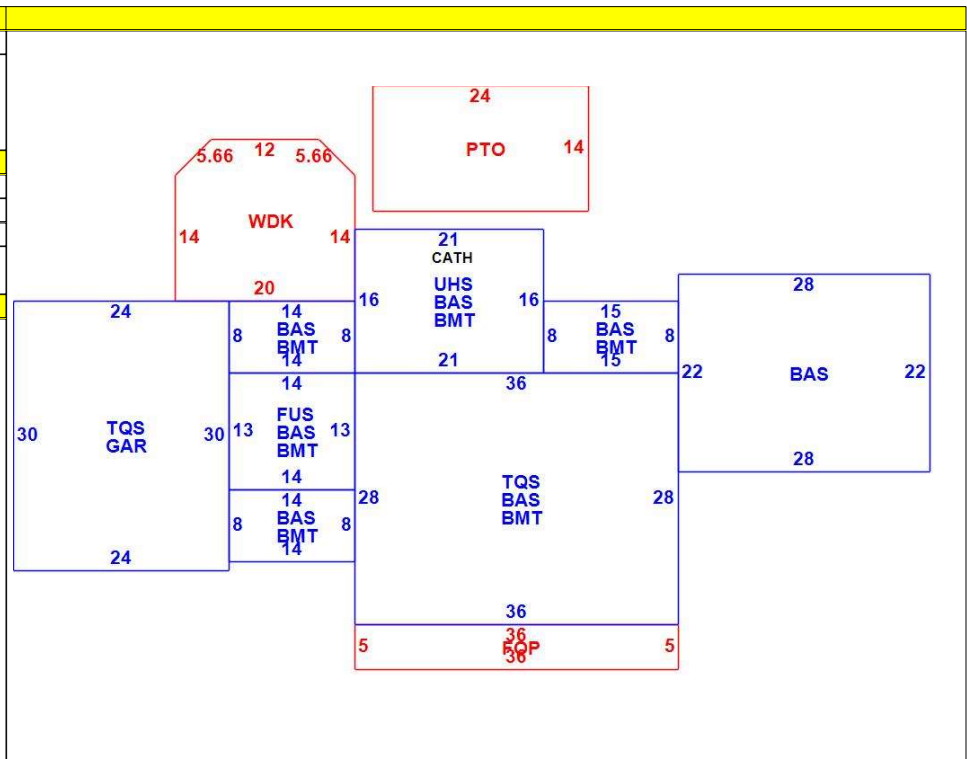
| EXEMPTIONS | | | | OTHER ASSESSMENTS | | | | This signature acknowledges a visit by a Data Collector or Assessor | | | | | | | | |
|------------|------|-----------------------|--------|-------------------|-------------|--------|--------|---|--|--|--|--|--|--|--|--|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm Int | | | | | | | | |
| 2010 | 5C | RESIDENTIAL EXEMPTION | 0.00 | | | | | | | | | | | | | |
| Total | | | 0.00 | | | | | | | | | | | | | |

| ASSESSING NEIGHBORHOOD | | | | APPRAISED VALUE SUMMARY | | | |
|------------------------|-----------|---|---------|-------------------------|-------------------------------|-----------|--|
| Nbhd | Nbhd Name | B | Tracing | Batch | | | |
| 0106 | | | | BARNS | Appraised Bldg. Value (Card) | 754,700 | |
| | | | | | Appraised Xf (B) Value (Bldg) | 67,800 | |
| | | | | | Appraised Ob (B) Value (Bldg) | 35,100 | |
| | | | | | Appraised Land Value (Bldg) | 202,800 | |
| | | | | | Special Land Value | 0 | |
| | | | | | Total Appraised Parcel Value | 1,060,400 | |
| | | | | | Valuation Method | C | |
| | | | | | Total Appraised Parcel Value | 1,060,400 | |

| NOTES | | | | | | | | | | VISIT / CHANGE HISTORY | | | | | |
|-----------|------------|------|---------------|---------|------------|--------|------------|--------------------------------|------------|------------------------|------|----|----|-----------------------|--|
| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments | Date | Id | Type | Is | Cd | Purpost/Result | |
| 18-1612 | 06-12-2018 | 822 | Insulation | 3,879 | 06-30-2018 | 100 | 06-30-2018 | Insulation, Air Sealing & Door | 08-23-2023 | SR | 01 | | 03 | Cycl Insp Comp | |
| 200703332 | 06-18-2007 | AD | Addition | 275,000 | 07-28-2008 | 100 | 06-30-2008 | BA 1 STOR | 05-06-2020 | DM | | | FR | Field Review | |
| 77410 | 06-22-2004 | SP | Swimming Pool | 20,000 | 03-16-2005 | 100 | 01-01-2005 | | 10-21-2015 | SR | 01 | | 03 | Cycl Insp Comp | |
| B29352 | 05-01-1986 | DW | Dwelling | 0 | 01-15-1987 | 100 | 01-15-1987 | | 05-13-2015 | JR | 03 | | 03 | Cycl Insp Comp | |
| | | | | | | | | | 07-29-2008 | JG | 03 | | 16 | In Office Review | |
| | | | | | | | | | 07-28-2008 | MK | 02 | | 01 | Meas/Est | |
| | | | | | | | | | 03-16-2005 | MF | 02 | | 02 | Bldg Permit Completed | |

| 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-1 | 1 | 1.000 | AC | 176,344.00 | 1.00000 | 1.0000 | 5 | 1.00 | 0106 | 1.150 | | 1.0000 | 202,795.6 | 202,800 |
| Total Card Land Units | | | | | 1.00 | AC | Parcel Total Land Area | | | | | 1.00 | Total Land Value | | | 202,800 | |

| CONSTRUCTION DETAIL | | | | CONSTRUCTION DETAIL (CONTINUED) | | | | | | |
|--|----------------|---------------|---------|---------------------------------|-------------|----------|------|-------|------------|-------------|
| Element | Cd | Description | Element | Cd | Description | | | | | |
| Style | 04 | Cape Cod | | | | | | | | |
| Model | 01 | Residential | | | | | | | | |
| Grade: | C | Average | | | | | | | | |
| Stories | 1.75 | 1 3/4 Stories | | | | | | | | |
| Exterior Wall 1 | 14 | Wood Shingle | | | | | | | | |
| Exterior Wall 2 | 11 | Clapboard | | | | | | | | |
| CONDO DATA | | | | | | | | | | |
| Parcel Id | | C | Ownr | 0.0 | | | | | | |
| Adjust Type | | | Code | | Description | Factor% | | | | |
| Condo Flr | | | | | | | | | | |
| Condo Unit | | | | | | | | | | |
| COST / MARKET VALUATION | | | | | | | | | | |
| Building Value New | | | | | 857,645 | | | | | |
| Year Built | | | | | 1986 | | | | | |
| Effective Year Built | | | | | 2004 | | | | | |
| Depreciation Code | | | | | G | | | | | |
| Remodel Rating | | | | | | | | | | |
| Year Remodeled | | | | | | | | | | |
| Depreciation % | | | | | 12 | | | | | |
| Functional Obsol | | | | | 0 | | | | | |
| External Obsol | | | | | 0 | | | | | |
| Trend Factor | | | | | 1 | | | | | |
| Condition | | | | | | | | | | |
| Condition % | | | | | | | | | | |
| Percent Good | | | | | 88 | | | | | |
| RCNLD | | | | | 754,700 | | | | | |
| 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 |
| SPL2 | Pool Vinyl | L | 592 | 55.00 | 2004 | | 70 | C | 1.00 | 22,200 |
| WDC | Wood Deck w/ | L | 344 | 18.00 | 1999 | | 60 | | 0.00 | 3,700 |
| FOP | Open Porch-ro | B | 180 | 55.00 | 2006 | | 88 | | 0.00 | 7,300 |
| GAR | Attached Gara | B | 720 | 40.00 | 2006 | | 88 | | 0.00 | 21,100 |
| BMT | Basement-Unfi | B | 1,870 | 26.01 | 2006 | | 88 | | 0.00 | 37,200 |
| FPLG | Gas Fireplace- | B | 1 | 2500.00 | 2006 | | 88 | | 0.00 | 2,200 |
| PAT1 | Patio- Average | L | 176 | 5.89 | 2004 | | 85 | | 0.00 | 1,000 |
| SHED | Shed | L | 140 | 18.00 | 2004 | | 70 | | 0.00 | 1,800 |
| PAT2 | Patio-Good | L | 336 | 9.94 | 2022 | | 100 | | 0.00 | 3,300 |
| SPH2 | Pool Heater 50 | L | 1 | 3081.00 | 2022 | | 100 | | 0.00 | 3,100 |



| BUILDING SUB-AREA SUMMARY SECTION | | | | | | | | | | |
|-----------------------------------|------------------------|-------------|------------|----------|-----------|---------------|--|--|--|--|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprc Value | | | | |
| BAS | First Floor | 2,486 | 2,486 | 2,486 | 219.95 | 546,796 | | | | |
| BMT | Basement Area | 0 | 1,870 | 0 | 0.00 | 0 | | | | |
| FOP | Open Porch | 0 | 180 | 0 | 0.00 | 0 | | | | |
| FUS | Upper Story | 182 | 182 | 182 | 219.95 | 40,031 | | | | |
| GAR | Attached Garage | 0 | 720 | 0 | 0.00 | 0 | | | | |
| PTO | Patio | 0 | 336 | 0 | 0.00 | 0 | | | | |
| TQS | Three Quarter Story | 1,123 | 1,728 | 1,123 | 142.94 | 247,004 | | | | |
| UHS | Half Story, Unfinished | 0 | 336 | 101 | 66.12 | 22,215 | | | | |
| WDC | Wood Deck | 0 | 344 | 0 | 0.00 | 0 | | | | |
| Ttl Gross Liv / Lease Area | | 3,791 | 8,182 | 3,892 | | 856,046 | | | | |

