

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
VIOLA, JOHN F TR BENGAL NOMINEE TRUST 10 CHESTNUT HILL ROAD SOUTH HADLEY MA 01075						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
						RESIDENTL	1010	433,100	433,100	
						RES LAND	1010	823,000	823,000	VISION
SUPPLEMENTAL DATA						Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS 81 & 83 #DL 2 GIS ID F_985317_2721257				Plan Ref. Land Ct# 17933-A (SH 2) #SR Life Estate PP STATU Assoc Pid#		1,256,100 1,256,100				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
VIOLA, JOHN F TR		C188783	0	06-15-2009	Q	I	669,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
NAGLE, WALTER R & BARBARAA		C117917	0	06-15-1989	Q	I	158,000	U	2023	1010	368,000	2022	1010	318,700	2021	1010	252,100
WARING, RALPH & HILDA E		C31734	0	11-29-1963	U	0				1010	680,100		1010	443,300		1010	403,000
									Total		1,048,100	Total		762,000	Total		658,100

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

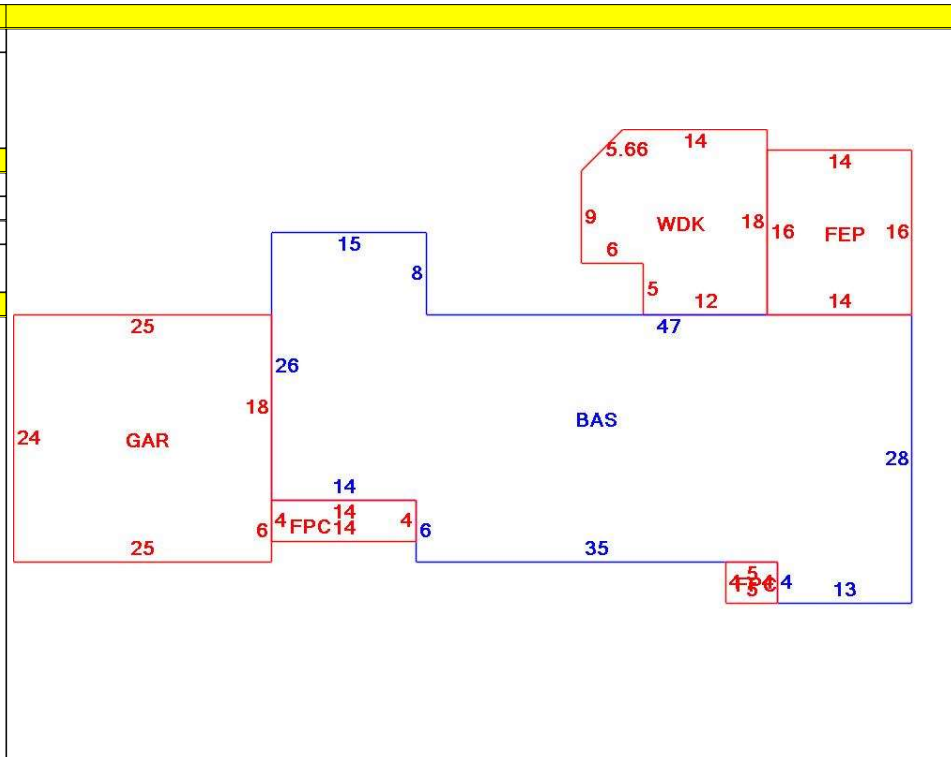
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY						
Nbhd	Nbhd Name	B	Tracing	Batch						
0112				BARNS	Appraised Bldg. Value (Card)					395,100
					Appraised Xf (B) Value (Bldg)					32,700
					Appraised Ob (B) Value (Bldg)					5,300
					Appraised Land Value (Bldg)					823,000
					Special Land Value					0
					Total Appraised Parcel Value					1,256,100
					Valuation Method					C
					Total Appraised Parcel Value					1,256,100

NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
201204176	07-11-2012	EL	Electric		11-24-2014	100	06-30-2014	WIRE FOR AC	02-13-2023	DB	02		03	Cycl Insp Comp	
201102304	05-04-2011	NR	New Roof	9,400	06-30-2011	100	06-30-2011	REROOF STRIPPING OLD	05-05-2020	DM			FR	Field Review	
B34513	08-01-1991	AD	Addition	90,000	01-15-1993	100	06-30-1993	BA ADD'N	09-08-2016	SR	02		03	Cycl Insp Comp	
									11-24-2014	RB	03		16	In Office Review	

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	1	0.270	AC	176,344.00	3.14262	1.0000	5	1.00	0112	5.500		1.0000	3,048,017	823,000

Total Card Land Units					0.27	AC	Parcel Total Land Area					0.27	Total Land Value					823,000
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
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	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
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				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
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		493,885
			Year Built		1964
			Effective Year Built		1993
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		20
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		80
			RCNLD		395,100
			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
FPLG	Gas Fireplace-	B	1	2500.00			80		0.00	2,000
WDC	Wood Deck w/	L	286	18.00	2008		78		0.00	4,100
FOPC	Open Prch-roo	B	76	55.00			80		0.00	3,100
FEP	Enclosed porc	B	224	70.00			80		0.00	10,800
GAR	Attached Gara	B	600	40.00			80		0.00	16,800
SHED	Shed	L	80	18.00	2010		82		0.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,576	1,576	1,576	313.38	493,885
FEP	Enclosed Porch	0	224	0	0.00	0
FPC	Open Porch Conc. Floor	0	76	0	0.00	0
GAR	Attached Garage	0	600	0	0.00	0
WDK	Wood Deck	0	286	0	0.00	0
Ttl Gross Liv / Lease Area		1,576	2,762	1,576		493,885

