

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>
JUNKOVIC, ALBINA & PRENCA  175 GARDINER ROAD  QUINCY MA 02169				1	1	1	1	Description	Code	Assessed	Assessed	
				Level	All Public	Paved	Water View	RESIDNTL	1010	520,300	520,300	
<b>SUPPLEMENTAL DATA</b>								RES LAND	1010	259,400	259,400	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_989651_2696464				Plan Ref. 415/53 Land Ct# #SR Life Estate PP STATU Assoc Pid#				Total		779,700	779,700	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
JUNKOVIC, ALBINA & PRENCA	33166	0270	08-14-2020	Q	I	519,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FRANCIS, RAYMOND SR & BEVERLY M	10825	0035	06-27-1997	Q	I	144,000	00	2023	1010	439,000	2022	1010	325,300	2021	1010	193,400
GEORGE, THOMAS N & ALICE TRS	9906	0038	10-15-1995	U	I	115,500	L		1010	256,600		1010	164,400		1010	174,700
VENDOLA, KATHLEEN S	7284	0243	09-15-1990	U	I	10	A								1010	5,500
VENDOLA, RICHARD C JR &	5318	0121	09-15-1986	Q	I	157,000	U	Total		695,600	Total		489,700	Total		373,600

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									
0108				HYAN									
NOTES													
Appraised Bldg. Value (Card) 457,400 Appraised Xf (B) Value (Bldg) 31,900 Appraised Ob (B) Value (Bldg) 31,000 Appraised Land Value (Bldg) 259,400 Special Land Value 0 Total Appraised Parcel Value 779,700 Valuation Method C Total Appraised Parcel Value 779,700													

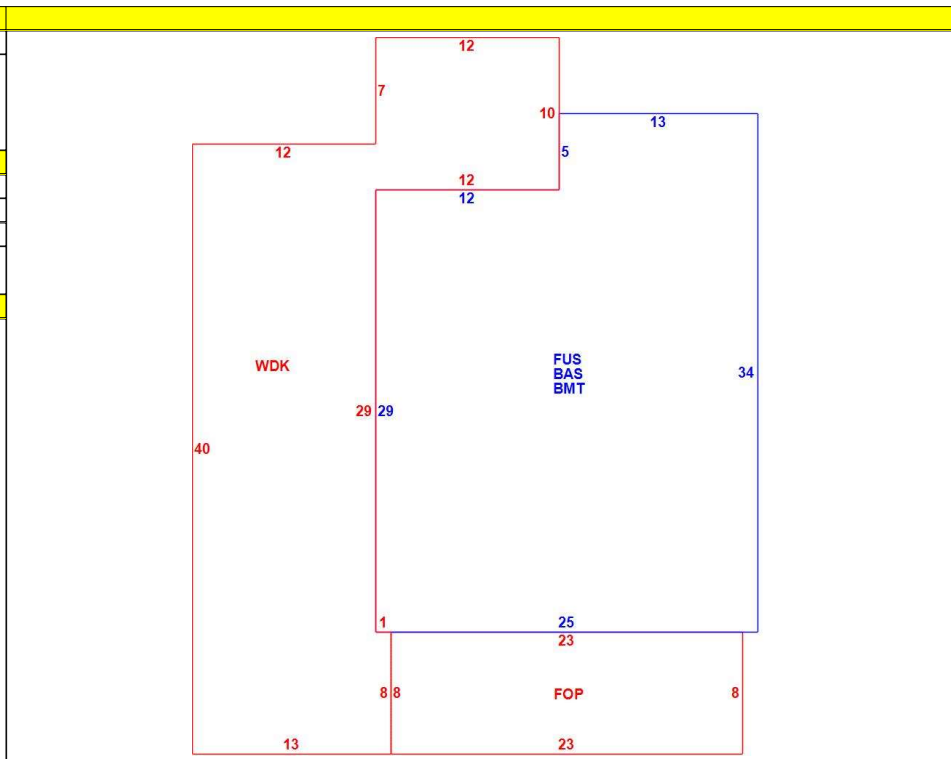
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-23-7	05-31-2023	835	Sid/Wind/Roof/	6,593		100		Weatherization and air sealing	06-07-2022	SAF	02		02	Bldg Permit Completed	
BLDR-21-63	06-14-2021	809	Deck	9,000	06-07-2022	100	06-30-2022	Proposed deck addition	05-11-2020	WD			FR	Field Review	
BLDR-21-74	05-28-2021	809	Deck	3,000	06-07-2022	100	06-30-2022	Renovate existing front porch.	08-21-2017	SR	02		03	Cycl Insp Comp	
									04-09-2002	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	RB	4	0.360	AC	176,344.00	2.40337	1.0000	5	1.00	0108	1.700		1.0000	720,488.6	259,400
Total Card Land Units					0.36	AC	Parcel Total Land Area					0.36	Total Land Value				259,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	63	Gambrel			
Model	01	Residential			
Grade:	B	Custom			
Stories	2	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	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	544,550
Year Built	1910
Effective Year Built	1999
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	457,400
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
FPL3	Fireplace 2 sto	B	1	7000.00	1979		84		0.00	5,900
WDC	Deck comp w	L	608	28.00	2022		100		0.00	15,700
FOP	Open Porch-ro	B	184	55.00	1979		84		0.00	7,100
BMT	Basement-Unfi	B	790	26.01	1979		84		0.00	18,900
FPIT	Fire Pit	L	1	3010.00	2020		100	C	1.00	3,000
SHED	Shed	L	80	18.00	2019		100		0.00	1,400
PATF	Flagstone Pav	L	224	30.00	2020		100		0.00	7,200
SHD2	Shed w/Elec	L	144	26.00	2020		100		0.00	3,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	790	790	790	344.65	272,275
BMT	Basement Area	0	790	0	0.00	0
FOP	Open Porch	0	184	0	0.00	0
FUS	Upper Story	790	790	790	344.65	272,275
WDK	Wood Deck	0	608	0	0.00	0
Ttl Gross Liv / Lease Area		1,580	3,162	1,580		544,550

