

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
FINNEMORE, KENNETH B & JOY V 78 CURTIS RD COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	318,300	318,300		
			6 Septic			RES LAND	1010	178,700	178,700		
SUPPLEMENTAL DATA						Total				497,000	497,000
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 16 #DL 2 GIS ID F_948106_2698610				Plan Ref. 475/4-7 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
FINNEMORE, KENNETH B & JOY V		12808 0127	01-31-2000	Q	I	140,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
KELLEY, DENISE M		10078 0037	02-28-1996	U	I	1	1A	2023	1010	275,100	2022	1010	241,400	2021	1010	191,400
CHAMPAGNY, MONICA & KELLEY, DENIS		9495 0253	12-23-1994	U	I	1	1A		1010	162,700		1010	121,200		1010	121,200
CHAMPAGNY, OLIVER T & MONICA		7695 0089	09-27-1991	Q	I	110,900	00								1010	6,300
THEO CONSTRUCTION COMPANY INC		7519 0117	05-03-1991	U	V	1	1	Total		437,800	Total		362,600	Total		318,900

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
2024	5C	RESIDENTIAL EXEMPTION	0.00													
Total			0.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0105			COTUIT					
NOTES				Appraised Bldg. Value (Card)				271,500
				Appraised Xf (B) Value (Bldg)				40,500
				Appraised Ob (B) Value (Bldg)				6,300
				Appraised Land Value (Bldg)				178,700
				Special Land Value				0
				Total Appraised Parcel Value				497,000
				Valuation Method				C
				Total Appraised Parcel Value				497,000

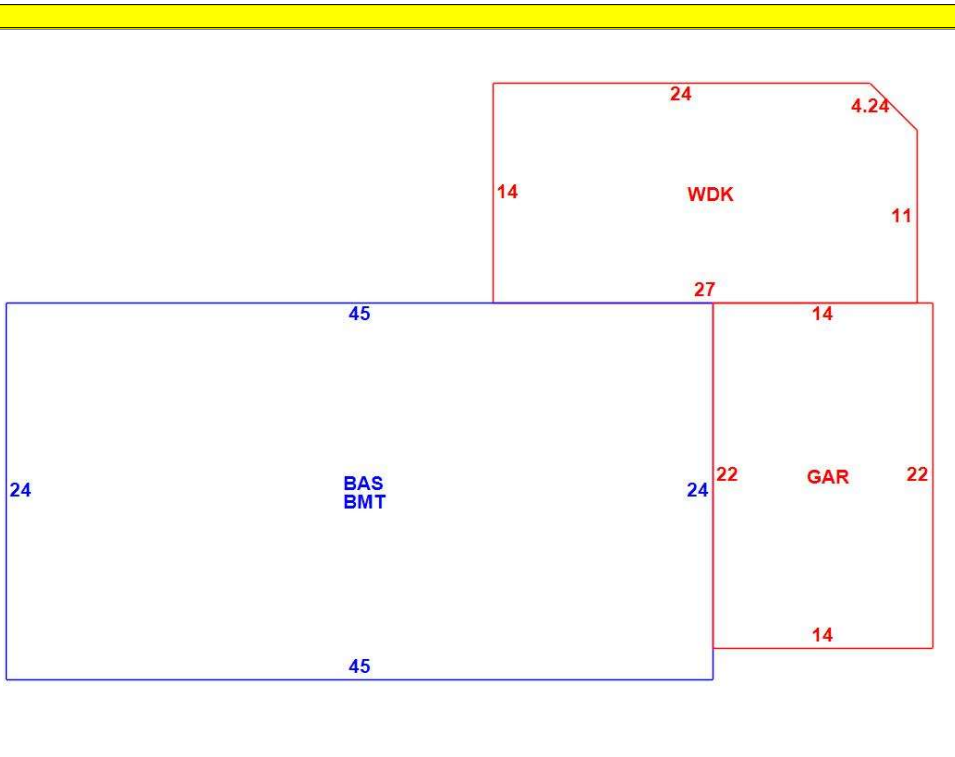
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
B34392	06-01-1991	DW	Dwelling	75,000	01-15-1993	100	12-31-1993	CO 1 ST	10-12-2023	EG	03		16	In Office Review
									07-31-2021	CK	02		03	Cycl Insp Comp
									06-11-2020	WD			FR	Field Review
									09-30-2013	RB	03		03	Cycl Insp Comp
									07-06-2005	PT	02		01	Meas/Est
									06-26-1999	FS	01		00	Meas/Listed-Interior Acces
									01-15-1993	ME	02		01	Meas/Est

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	0105	1.000		1.0000	176,344	176,300
1	1010	Single Fam M-0	RF	2	0.170 AC	14,250.00	1.00000	1.0000	0	1.00	0105	1.000		1.0000	14,250	2,400
Total Card Land Units					1.17	AC	Parcel Total Land Area					1.17	Total Land Value			178,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
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	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	312,077
Year Built	1992
Effective Year Built	2002
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	271,500
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
FPL1	Fireplace 1 sto	B	1	5000.00	2004		87		0.00	4,400
WDC	Wood Decking	L	374	20.00	2001		64		0.00	4,700
GAR	Attached Gara	B	308	40.00	2004		87		0.00	11,800
BMT	Basement-Unfi	B	1,080	26.01	2004		87		0.00	24,300
SHED	Shed	L	140	18.00	2001		64		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,080	1,080	1,080	288.96	312,077
BMT	Basement Area	0	1,080	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
WDK	Wood Deck	0	374	0	0.00	0
Ttl Gross Liv / Lease Area		1,080	2,842	1,080		312,077

