

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
TALLMAN, CARTER & SYLVIA TRS 262 CLAMSHELL COVE ROAD NOMI 17 FARRWOOD DR ANDOVER MA 01810	1	Level	2	Public Water	7	Waterfront	Description	Code	Assessed		Assessed
	4	Gas	1	Paved	1	Excel View	RESIDNTL	1010	551,500		551,500
	6	Septic					RES LAND	1010	1,083,700		1,083,700
SUPPLEMENTAL DATA						Total		1,635,200	1,635,200		
Alt Prcl ID		Split Zonin		Plan Ref. 216/39							
BID Parcel		ResExpt Q		Land Ct#							
#DL 1 LOT 52				#SR							
#DL 2				Life Estate							
GIS ID F_940242_2681230				PP STATU							
				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TALLMAN, CARTER & SYLVIA TRS	17618	0165	09-10-2003	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
TALLMAN, FRANCES M	3926	0139	11-15-1983	U		0		2023	1010	488,200	2022	1010	433,200
									1010	985,200	2021	1010	533,300
								Total		1,473,400	Total		966,500
								Total			Total		888,100

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						
0114				COTUIT	Appraised Bldg. Value (Card)			405,200		
					Appraised Xf (B) Value (Bldg)			76,400		
					Appraised Ob (B) Value (Bldg)			69,900		
					Appraised Land Value (Bldg)			1,083,700		
					Special Land Value			0		
					Total Appraised Parcel Value			1,635,200		
					Valuation Method			C		
					Total Appraised Parcel Value			1,635,200		

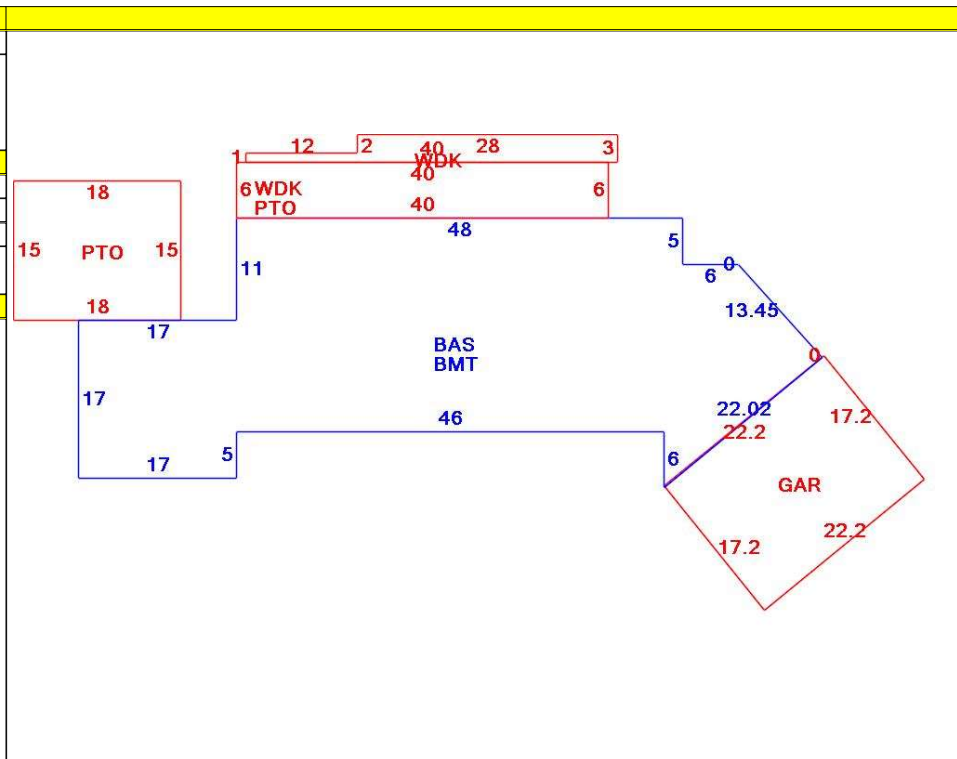
NOTES										BUILDING PERMIT RECORD					VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result					
82736	03-15-2005	DK	Dock	26,500	04-10-2007	100	06-30-2007		07-26-2023	WT	02		03	Cycl Insp Comp					
83360	12-03-2003	RE	Remodel	19,000	04-08-2004	100	01-01-2004		06-04-2020	DM			FR	Field Review					
B21515	07-01-1979	SP	Swimming Pool	0	01-15-1980	100	12-31-1980	CO POOL	06-06-2012	RB	03		16	In Office Review					
									05-05-2011	RB	03		16	In Office Review					
									04-10-2007	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	2	0.630	AC	176,344.00	1.50069	1.0000	5	1.00	0114	6.500		1.0000	1,720,147	1,083,700
Total Card Land Units					0.63	AC	Parcel Total Land Area					0.63	Total Land Value			1,083,700	

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					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	04	Plywood Panel			
Interior Wall 2	05	Drywall			
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 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		Owne 0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		500,188
Year Built		1979
Effective Year Built		1995
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		19
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		81
RCNLD		405,200
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			81		0.00	4,100
FPO	Ext FP Openin	B	2	2000.00			81		0.00	3,200
SPL2	Pool Vinyl	L	512	55.00	1979		20	00	1.00	5,600
BFA1	Bsmt Fin-Goo	B	1,000	32.56			81		0.00	26,400
DKAV	Dock-Ave	L	1	100000.0	2000		42		0.00	42,000
WDC	Wood Decking	L	336	20.00	2000		62		0.00	4,100
PATC	Conc Pavers	L	510	15.46	2000		81		0.00	6,200
GAR	Attached Gara	B	382	40.00			81		0.00	12,600
BMT	Basement-Unfi	B	1,601	26.01			81		0.00	30,100
PATC	Conc Pavers	L	864	15.46	1979		60		0.00	7,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,601	1,601	1,601	312.42	500,188
BMT	Basement Area	0	1,601	0	0.00	0
GAR	Attached Garage	0	382	0	0.00	0
PTO	Patio	0	510	0	0.00	0
WDK	Wood Deck	0	336	0	0.00	0
Ttl Gross Liv / Lease Area		1,601	4,430	1,601		500,188



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ANDOVER MA 01810			6 Septic			RES LAND	1010	1,083,700	1,083,700	
		SUPPLEMENTAL DATA					Total			
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VISION

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Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	Year	Code	Assessed
2023	1010	488,200	2022	1010	433,200	2021	1010	304,000			
	1010	985,200		1010	533,300		1010	516,400			
							1010	67,700			
Total		1,473,400	Total	966,500		Total	888,100				

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Total Rooms	6	6 Rooms				External Obsol					
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Kitchen Style						Condition					
Occupancy						Condition %					
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Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
FNP2	FENCE WOO	L	77	23.08	1979		20	C+	1.10	400	
FNP1	FENCE CHAI	L	73	15.90	1979		20	C+	1.10	300	
FNG1	Gate 4'x3'w	L	1	301.53	1979		20	C+	1.10	100	
STRS	Stairs to Water	L	39	122.52	2000		62	C+	1.10	3,300	
SHED	Shed	L	40	18.00	2010		82		0.00	600	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											