

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
SHEEHAN PAUL F&DAVID, FLYNN PE TWENTY ONE OCTOBER REALTY TR PO BOX 161 CUMMAQUID MA 02637		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	508,300	508,300
			6 Septic			RES LAND	1010	220,000	220,000
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 22 #DL 2 GIS ID F_993820_2717510				Plan Ref. 221/17 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total		728,300	728,300

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SHEEHAN PAUL F&DAVID, FLYNN PETE		31332 0294	06-12-2018	Q	I	430,000	00	Year	Code	Assessed	Year	Code	Assessed			
RICCI, WILLIAM A		28025 0142	03-11-2014	U	I	100	1A	2023	1010	435,700	2022	1010	379,400			
RICCI, WILLIAM A & ADELINE		21856 0226	03-16-2007	Q	I	422,000	00		1010	200,000		1010	137,600			
DISTON, JAY R & HELENE M		18782 0137	06-30-2004	Q	I	455,000	00					1010	1,100			
SPATZ, PETER K & MARGARET W		7059 0307	02-12-1990	Q	I	228,000	U	Total		635,700	Total		517,000	Total		449,900

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2020	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	452,100
Appraised Xf (B) Value (Bldg)	54,400
Appraised Ob (B) Value (Bldg)	1,800
Appraised Land Value (Bldg)	220,000
Special Land Value	0
Total Appraised Parcel Value	728,300
Valuation Method	C
Total Appraised Parcel Value	728,300

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0107			BARNS

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
B22013	02-01-1980	DW	Dwelling	0	01-15-1981	100	06-30-1981	BA 1 STOR	03-13-2023	DB	01		03	Cycl Insp Comp
									05-04-2020	DM			FR	Field Review
									01-14-2020	PK	03		16	In Office Review
									05-06-2015	SR	02		03	Cycl Insp Comp
									01-21-2014	DR	22		22	Change of Address
									08-15-2008	KLP	03		16	In Office Review
									04-04-2007	JK	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	RF-2	1	0.500 AC	176,344.00	1.78240	1.0000	5	1.00	0107	1.400		1.0000	440,048.8	220,000
Total Card Land Units					0.50	AC	Parcel Total Land Area					0.50	Total Land Value			220,000

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	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	1				
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	21	2 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	525,676
Year Built	1980
Effective Year Built	2001
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	14
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	86
RCNLD	452,100
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
FPL1	Fireplace 1 sto	B	1	5000.00	2003		86		0.00	4,300
PAT2	Patio-Good	L	216	9.94	1998		79		0.00	1,800
GAR	Attached Gara	B	528	40.00	2003		86		0.00	16,500
BMT	Basement-Unfi	B	1,702	26.01	2003		86		0.00	33,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,702	1,702	1,702	308.86	525,676
BMT	Basement Area	0	1,702	0	0.00	0
GAR	Attached Garage	0	528	0	0.00	0
PTO	Patio	0	216	0	0.00	0
Ttl Gross Liv / Lease Area		1,702	4,148	1,702		525,676

