

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MANFREDI, RICHARD N & CAROLA 109 COVE LANE CUMMAQUID MA 02637		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	446,100	446,100
			6 Septic			RES LAND	1010	547,100	547,100
SUPPLEMENTAL DATA						Total 993,200 993,200			
Alt Prcl ID		Split Zonin		Plan Ref. 180/9					
BID Parcel		ResExpt Q YES:		Land Ct#					
#DL 1 LOT 8		#DL 2		#SR STONEY COVE L					
GIS ID F_992625_2719984		Assoc Pid#							

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MANFREDI, RICHARD N & CAROLA		21218 0302	07-26-2006	Q	I	570,000	00	Year	Code	Assessed	Year	Code	Assessed
PALIT, SANJAY & KALPANA		15368 0234	07-16-2002	Q	I	475,000	00	2023	1010	382,800	2022	1010	324,800
SCOTT, HULDAH W		3342 0001	02-15-1982	U		0			1010	385,100		1010	327,000
								Total		767,900	Total		651,800
								Total			Total		577,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2023	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0110			BARNS

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	378,000
Appraised Xf (B) Value (Bldg)	58,400
Appraised Ob (B) Value (Bldg)	9,700
Appraised Land Value (Bldg)	547,100
Special Land Value	0
Total Appraised Parcel Value	993,200
Valuation Method	C
Total Appraised Parcel Value	993,200

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
B17146	06-01-1974	DW	Dwelling	0	06-30-1974	100	06-30-1974	BA 11/2 S	04-24-2023	DB	01	1	03	Cycl Insp Comp
									12-15-2022	LH	03		22	Change of Address
									11-15-2022	JO			16	In Office Review
									05-04-2020	DM			FR	Field Review
									03-10-2016	SR	01		03	Cycl Insp Comp

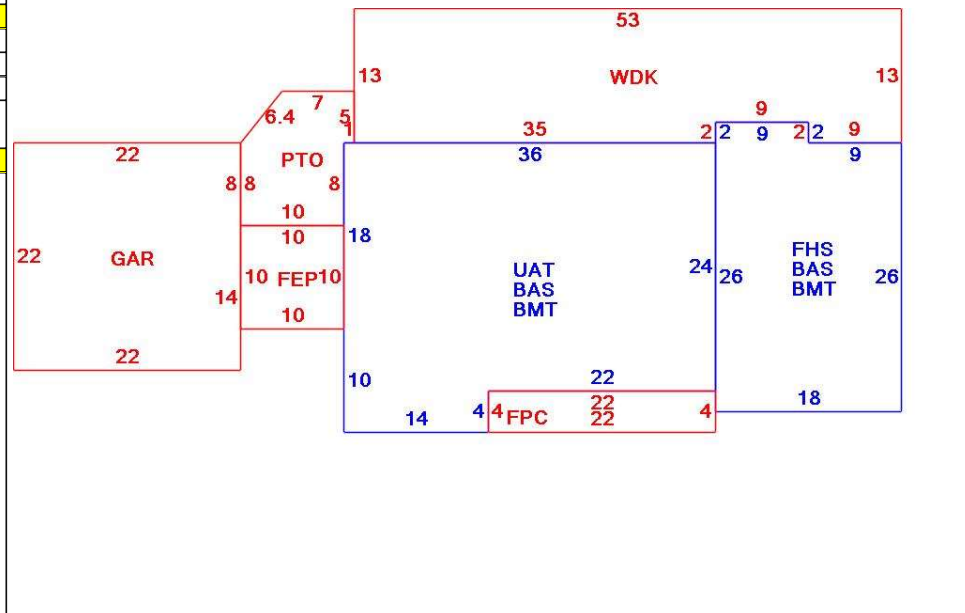
LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value
1	1010	Single Fam M-0	RF-1	1	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0110	3.100		1.0000	546,666.4	546,700
1	1010	Single Fam M-0	RF-1	1	0.010 AC	14,250.00	1.00000	1.0000	0	1.00	0110	3.100		1.0000	44,175	400

Total Card Land Units 1.01 AC Parcel Total Land Area 1.01

Total Land Value 547,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
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	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	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy	1				
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		449,996	
Year Built		1975	
Effective Year Built		1998	
Depreciation Code		G	
Remodel Rating			
Year Remodeled			
Depreciation %		16	
Functional Obsol		0	
External Obsol		0	
Trend Factor		1	
Condition			
Condition %			
Percent Good		84	
RCNLD		378,000	
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	1995		84		0.00	4,200
WDC	Wood Decking	L	671	20.00	1997		56		0.00	6,900
FOPC	Open Prch-roo	B	88	55.00	1995		84		0.00	3,600
FEP	Enclosed porc	B	100	70.00	1995		84		0.00	7,000
GAR	Attached Gara	B	484	40.00	1995		84		0.00	15,200
BMT	Basement-Unfi	B	1,406	26.01	1995		84		0.00	28,400
PAT2	Patio-Good	L	125	9.94	1998		79		0.00	1,200
SHED	Shed	L	96	18.00	2016		94		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,406	1,406	1,406	258.47	363,409
BMT	Basement Area	0	1,406	0	0.00	0
FEP	Enclosed Porch	0	100	0	0.00	0
FHS	Half Story	243	486	243	129.24	62,808
FPC	Open Porch Conc. Floor	0	88	0	0.00	0
GAR	Attached Garage	0	484	0	0.00	0
PTO	Patio	0	125	0	0.00	0
UAT	Attic, Unfinished	0	920	92	25.85	23,779
WDK	Wood Deck	0	671	0	0.00	0
Ttl Gross Liv / Lease Area		1,649	5,686	1,741		449,996

