

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCSHERA, CANDI&DUNLOP-LANGL DUNLOP, JAMES 133 CHOPTEAGUE LANE		1 Level	4 Gas			Description RESIDENTL RES LAND	Code 1010 1010	Assessed 475,900 156,200	Assessed 475,900 156,200
			6 Septic	1 Paved					
SUPPLEMENTAL DATA									
MARSTONS MIL MA 02648		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 33 #DL 2		Plan Ref. 272/92 Land Ct# #SR Life Estate PP STATU					
		GIS ID F_943109_2702699		Assoc Pid#					
						Total		632,100	632,100

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCSHERA, CANDI&DUNLOP-LANGLOIS, MCSHERA, CANDI & GODDARD, CHARLES D JR GODDARD, CHARLES D JR GODDARD, CHARLES D JR & LAURAA		31325 0034	06-08-2018	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		17549 0347	08-28-2003	Q	I	295,000	00	2023	1010	409,400	2022	1010	353,200	2021	1010	264,900
		01P1035 0	08-28-2001	U	I	0	1A		1010	142,000		1010	105,200		1010	105,200
		12095 0316	03-02-1999	U	I	1	1A								1010	3,300
		10976 0083	09-29-1997	Q	I	139,000	00	Total		551,400	Total		458,400	Total		373,400

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0105				MARSTM

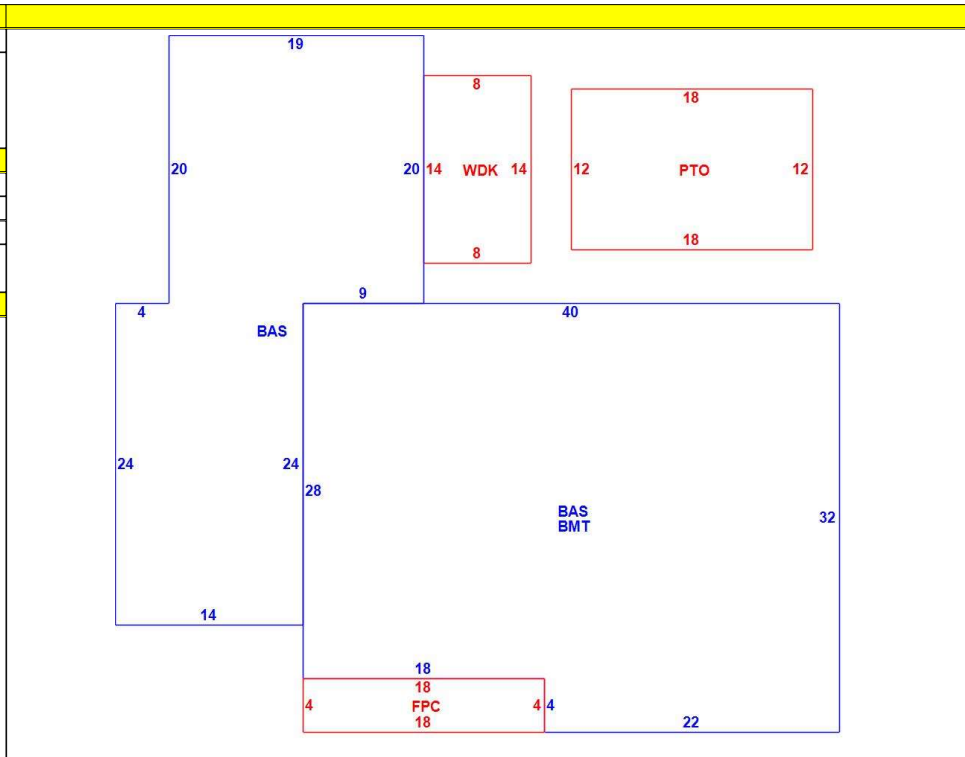
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	418,300
Appraised Xf (B) Value (Bldg)	54,300
Appraised Ob (B) Value (Bldg)	3,300
Appraised Land Value (Bldg)	156,200
Special Land Value	0
Total Appraised Parcel Value	632,100
Valuation Method	C
Total Appraised Parcel Value	632,100

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
20-3041	11-19-2020	880	Alt-Int work-Res	20,000	06-30-2021	100	06-30-2021	Build out basement area (parti	06-30-2021	TR	03		02	Bldg Permit Completed
19-3173	10-31-2019	882	Det Gar - Res	20,000	06-30-2021	100	06-30-2021	PUT UP METAL GARAGE	05-20-2020	LS			FR	Field Review
19-1638	05-16-2019	822	Insulation	3,664	06-30-2019	100	06-30-2019	Air Sealing, Insulate Common	09-04-2019	SR	01		02	Bldg Permit Completed
19-637	03-12-2019	839	Solar Panel-Re	16,269	06-30-2019	100	06-30-2019	Installation of an interconnecte	04-22-2014	SR	02		03	Cycl Insp Comp
201506055	09-15-2015	NW	New Windows	5,609	06-30-2016	100	06-30-2016	REPLACEMENT WINDOWS	02-24-2004	GB			03	Cycl Insp Comp
B35430	10-01-1992	AD	Addition	3,500	01-15-1993	100	01-15-1993	MM ADD'N	12-22-2003	PT	02		01	Meas/Est
B28166	07-02-1985	DW	Dwelling	40,000	12-15-1985	100	12-15-1985	MM 1 STOR	02-01-1999	DD	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	RF	3	0.470	AC	176,344.00	1.88432	1.0000	5	1.00	0105	1.000		1.0000	332,285	156,200
Total Card Land Units					0.47	AC	Parcel Total Land Area					0.47	Total Land Value				156,200

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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
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		497,931			
Year Built		1985			
Effective Year Built		1998			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		16			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		84			
RCNLD		418,300			
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	2000		84		0.00	4,200
PAT1	Patio- Average	L	216	5.89	1999		80		0.00	1,100
FOPC	Open Prch-roo	B	72	55.00	2000		84		0.00	3,100
BMT	Basement-Unfi	B	1,208	26.01	2000		84		0.00	25,300
WDC	Wood Decking	L	112	20.00	1999		60		0.00	2,200
SOL2	Solar PV Pane	B	30	725.00	2000		0		0.00	0
BFA1	Bsmt Fin-Goo	B	792	32.56	2021		84		0.00	21,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,924	1,924	1,924	258.80	497,931
BMT	Basement Area	0	1,208	0	0.00	0
FPC	Open Porch Conc. Floor	0	72	0	0.00	0
PTO	Patio	0	216	0	0.00	0
WDC	Wood Deck	0	112	0	0.00	0
Ttl Gross Liv / Lease Area		1,924	3,532	1,924		497,931

