Property Location 35 FORSYTH COURT | Map ID 055/ 066/ / / | Bldg Name | State Use 1010
Vision ID 3578 | Account # 31842 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 1/30/2024 7:22:47 PM

CURRENT OWNER

JACOBS, ROBERT F & GAIL ANN

35 FORSYTH COURT

COTUIT MA 02635

TOPO / UTILITIES / STRT / ROAD / LOCATION

TOPO		UTILITIES		STRT / ROAD		LOCATION	
2	Above Street	2	Public Water				
		4	Gas	1	Paved		
		6	Septic				

SUPPLEMENTAL DATA

Alt Prcl ID		Plan Ref.	292/25-27
Split Zonin		Land Ct#	
BID Parcel		#SR	
ResExpt Q	YES:	Life Estate	
#DL 1	LOT 42	PP STATU	
#DL 2			
GIS ID	F_952337_2693893	Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Assessed	Assessed
RESIDNTL	1010	880,100	880,100
RES LAND	1010	299,800	299,800
	Total	1,179,900	1,179,900

801

FY2024
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRIC	VC
JACOBS, ROBERT F & GAIL ANN	17240	0299	07-11-2003	U	I	475,000	1I
ZOLAN, CAROL E	3806	0097	07-15-1983	Q	I	195,000	U

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2023	1010	762,800	2022	1010	655,300	2021	1010	517,600
	1010	296,600		1010	190,000		1010	201,900
							1010	16,400
	Total	1,059,400		Total	845,300		Total	735,900

EXEMPTIONS

Year	Code	Description	Amount
2019	5C	RESIDENTIAL EXEMPTION	0.00
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	791,700
Appraised Xf (B) Value (Bldg)	72,000
Appraised Ob (B) Value (Bldg)	16,400
Appraised Land Value (Bldg)	299,800
Special Land Value	0
Total Appraised Parcel Value	1,179,900
Valuation Method	C
Total Appraised Parcel Value	1,179,900

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0108				COTUIT

NOTES

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
B29144	04-01-1986	AD	Addition	12,500	01-15-1987	100	12-31-1987	CO ADD'N
B27765	04-02-1985	AD	Addition	14,000	01-15-1986	100	12-31-1986	CO ADD'N
B27765A	04-01-1985	AD	Addition	0	01-15-1986	100	12-31-1986	CO ADD'N
B20977	01-01-1979	DW	Dwelling	0	01-15-1980	100	12-31-1980	CO 1 STOR

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpost/Result
06-08-2020	WD			FR	Field Review
03-06-2019	JD	03		16	In Office Review
08-25-2017	SR	01		03	Cycl Insp Comp
09-19-2005	PT	02		01	Meas/Est
03-02-2004	AM			03	Cycl Insp Comp
11-13-2003	PT	02		01	Meas/Est
05-15-1999	FS	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	2	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0108	1.700		1.0000	299,784.8	299,800

Total Card Land Units 1.00 AC | Parcel Total Land Area 1.00 | Total Land Value 299,800

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CONSTRUCTION DETAIL

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	05	Drywall
Interior Wall 2		
Interior Floor 1	14	Carpet
Interior Floor 2	12	Hardwood
Heat Fuel	03	Gas
Heat Type	04	Hot Air
AC Type	03	Central
Bedrooms	03	3 Bedrooms
Full Baths	4	
Half Baths	0	
Extra Fixtures		
Total Rooms	8	8 Rooms
Bath Style		
Kitchen Style		
Occupancy		
Usrfld 105		
Accessory Apt		
Foundation Alt	01	Poured Conc.
Rms Prts		
Bath Split	40	4 Full-0 Half

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

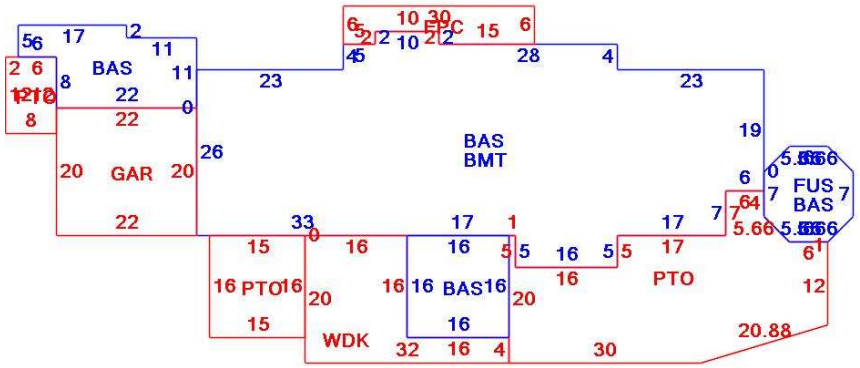
CONDO DATA

Parcel Id		C		Owne	0.0
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION

Building Value New	931,369
Year Built	1979
Effective Year Built	2000
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	15
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	85
RCNLD	791,700
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	2002		85		0.00	4,300
FPO	Ext FP Openin	B	1	2000.00	2002		85		0.00	1,700
CAB1	Cabin-Minimal	L	96	66.10	1979		20	00	1.00	1,300
WDC	Deck composit	L	384	24.00	1998		58		0.00	5,200
PAT2	Patio-Good	L	336	9.94	1998		79		0.00	2,600
FOPC	Open Prch-roo	B	160	55.00	2002		85		0.00	5,400
GAR	Attached Gara	B	440	40.00	2002		85		0.00	14,500
BMT	Basement-Unfi	B	2,544	26.01	2002		85		0.00	46,100
PATC	Conc Pavers	L	900	15.46	1998		58		0.00	7,300

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,272	3,272	3,272	269.96	883,316
BMT	Basement Area	0	2,544	0	0.00	0
FPC	Open Porch Conc. Floor	0	160	0	0.00	0
FUS	Upper Story	178	178	178	269.96	48,053
GAR	Attached Garage	0	440	0	0.00	0
PTO	Patio	0	1,236	0	0.00	0
WDK	Wood Deck	0	384	0	0.00	0
	Ttl Gross Liv / Lease Area	3,450	8,214	3,450		931,369