

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CADIGAN, JOHN J JR & DIANE S TRS CADIGAN REALTY TRUST 18 SWANSON ROAD FRAMINGHAM MA 01701		3 Below Street	2 Public Water			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 827,900 178,100	Assessed 827,900 178,100
			4 Gas	1 Paved					
			6 Septic						
SUPPLEMENTAL DATA						Total			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 16 #DL 2 GIS ID F_950550_2696472		Plan Ref. Land Ct# 23747-B #SR Life Estate PP STATU Assoc Pid#				1,006,000 1,006,000			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
CADIGAN, JOHN J JR & DIANE S TRS		C230442	0	07-07-2022	U	I	1,158,000	1V	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SMALL, MARCY A TR		1,462,812	0	01-07-2022	U	I	0	1F	2023	1010	734,500	2022	1010	623,800	2021	1010	527,800
DIGIOVANNI, CELESTINO A & SMALL, M		C228290	0	11-17-2021	U	I	1	1F		1010	176,000		1010	125,100		1010	125,100
DIGIOVANNI, CELESTINO A & ANNE T		C122893	0	03-15-1991	Q	V	305,000	U								1010	4,500
DORNER, HORST		C116610	0	01-15-1989	U	V	1,300,000	N	Total		910,500	Total		748,900	Total		657,400

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2024	N5C	NO RESIDENTIAL EXEMPTION						
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			COTUIT

NOTES	

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	738,200
Appraised Xf (B) Value (Bldg)	85,200
Appraised Ob (B) Value (Bldg)	4,500
Appraised Land Value (Bldg)	178,100
Special Land Value	0
Total Appraised Parcel Value	1,006,000
Valuation Method	C
Total Appraised Parcel Value	1,006,000

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
B33757	05-01-1990	DW	Dwelling	285,000	01-15-1991	100	12-31-1991	CO 11/2 S	01-28-2022	AS	03		16	In Office Review
									05-29-2020	DM			FR	Field Review
									09-19-2017	SR	02		03	Cycl Insp Comp
									08-29-2014	JR	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	0.430	AC	176,344.00	2.04234	1.0000	5	1.00	0106	1.150	SPLIT FIRE DIST		1.0000	414,179.1	178,100
Total Card Land Units					0.43	AC	Parcel Total Land Area					0.43	Total Land Value				178,100	

