

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
REGAN, JOHN P & TRACY W TRS 188 ISLINGTON ROAD NEWTON MA 02466		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDENTL	1010	580,200	580,200	
			6 Septic			RES LAND	1010	266,600	266,600	
SUPPLEMENTAL DATA						Total				846,800
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 64 #DL 2 GIS ID F_940383_2681688				Plan Ref. 223/39 Land Ct# #SR Life Estate PP STATU Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
REGAN, JOHN P & TRACY W TRS	31664	0276	11-15-2018	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
REGAN, JOHN P & TRACY W	29573	0322	04-12-2016	Q	I	650,000	00	2023	1010	517,200	2022	1010	434,400	2021	1010	365,900
MCGEOCH, MARY E TR	24225	0286	12-10-2009	U	I	1	1F		1010	263,800		1010	169,000		1010	179,500
MCGEOCH, MARY E	10534	0192	12-20-1996	U	I	1	1A								1010	8,800
MCGEOCH, NORMAN J & MARY	9712	0179	06-15-1995	Q	V	67,500	U	Total		781,000	Total		603,400	Total		554,200

EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch					
0108			COTUIT						
NOTES				Appraised Bldg. Value (Card) 514,400					
				Appraised Xf (B) Value (Bldg) 53,600					
				Appraised Ob (B) Value (Bldg) 12,200					
				Appraised Land Value (Bldg) 266,600					
				Special Land Value 0					
				Total Appraised Parcel Value 846,800					
				Valuation Method C					
				Total Appraised Parcel Value 846,800					

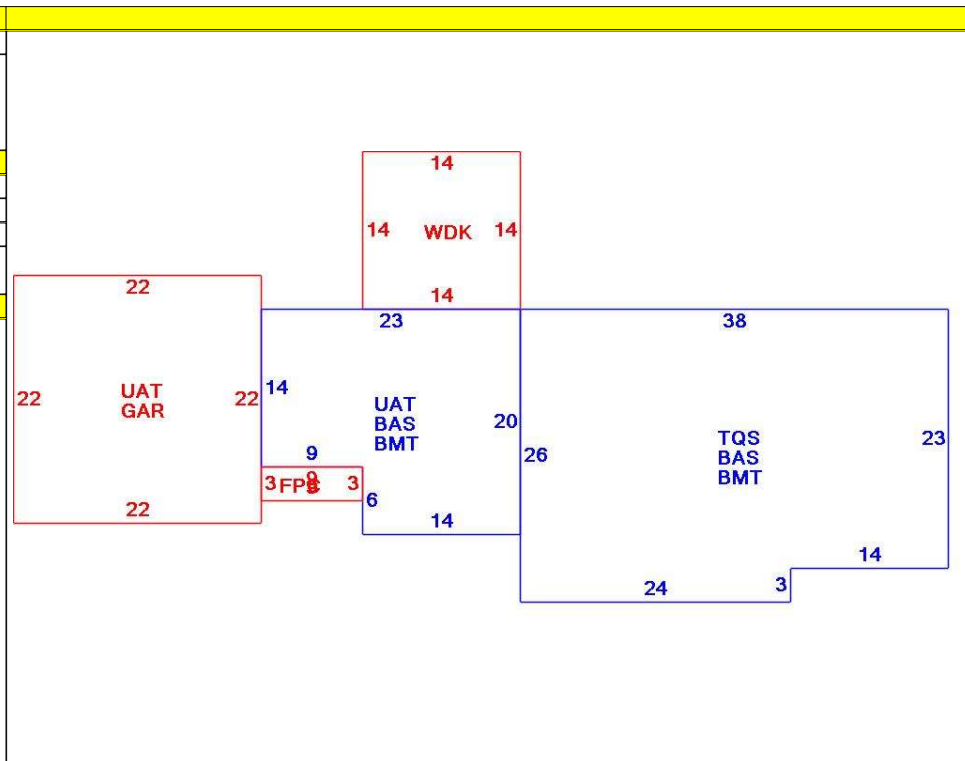
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
18-3226	10-02-2018	835	Sid/Wind/Roof/	2,000		100		Installation of 3 squares of whit Insulation & Air Sealing. CO 11/2 S	07-25-2023	WT	02		03	Cycl Insp Comp	
17-3510	10-12-2017	822	Insulation	2,590		100			06-04-2020	DM				FR	Field Review
7257	06-01-1995	DW	Dwelling	110,000	01-15-1996	100	12-31-1996		04-12-2016	AL	03			16	In Office Review
									08-08-2014	JR	03			16	In Office Review
									06-01-2012	RB	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	0.490	AC	176,344.00	1.81499	1.0000	5	1.00	0108	1.700		1.0000	544,109.4	266,600
Total Card Land Units					0.49	AC	Parcel Total Land Area					0.49	Total Land Value				266,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
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	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	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 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
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	565,310
Year Built	1995
Effective Year Built	2008
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	9
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	91
RCNLD	514,400
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2010		91		0.00	5,500
WDC	Deck comp w	L	196	28.00	2022		100		0.00	6,600
FOPC	Open Prch-roo	B	27	55.00	2010		91		0.00	1,700
GAR	Attached Gara	B	484	40.00	2010		91		0.00	16,500
BMT	Basement-Unfi	B	1,352	26.01	2010		91		0.00	29,900
GEN	Emergency Ge	L	1	5550.00	2019		100		0.00	5,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,352	1,352	1,352	274.96	371,741
BMT	Basement Area	0	1,352	0	0.00	0
FPC	Open Porch Conc. Floor	0	27	0	0.00	0
GAR	Attached Garage	0	484	0	0.00	0
TQS	Three Quarter Story	615	946	615	178.75	169,098
UAT	Attic, Unfinished	0	890	89	27.50	24,471
WDK	Wood Deck	0	196	0	0.00	0
Ttl Gross Liv / Lease Area		1,967	5,247	2,056		565,310

