

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
PICKMAN, CAROLYN 2145 MAIN STREET MARSTONS MIL MA 02648	1	Level	2	Public Water		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 374,800 151,600	Assessed 374,800 151,600
	4	Gas	1	Paved					
	6	Septic							
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 #DL 2 GIS ID F_953566_2700850			Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#			Total 526,400 526,400			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
PICKMAN, CAROLYN	35420	224	10-12-2022	Q	I	654,200	00	Year	Code	Assessed	Year	Code	Assessed		
BERKLEY, THOMAS E & MARJORIE E	14944	0319	03-19-2002	Q	I	252,500	00	2023	1010	314,600	2022	1010	261,800		
BEAN, JOHN R JR	11662	0303	08-27-1998	Q	I	167,500	00		1010	137,800		1010	102,100		
TABB, MARGO E	4594	0082	06-15-1985	Q	I	85,000	00					1010	5,700		
HIGHAM, THOMAS	3301	0076	06-09-1981	U		0		Total		452,400	Total		363,900	Total	330,900

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
0105			MARSTM

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	338,800
Appraised Xf (B) Value (Bldg)	30,300
Appraised Ob (B) Value (Bldg)	5,700
Appraised Land Value (Bldg)	151,600
Special Land Value	0
Total Appraised Parcel Value	526,400
Valuation Method	C
Total Appraised Parcel Value	526,400

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	
20-2752	10-23-2020	833	Shd-Res-under	4,000	10-01-2021	0	04-23-2021	EXPIRED Construct a wood fr	10-01-2021	SR	01	1	02	Bldg Permit Completed	
201203071	05-24-2012	NR	New Roof	4,950	06-30-2012	100	06-30-2012	REROOF STRIPPING OLD	04-21-2021	SR	01	1	13	CALL BACK	
82896	02-23-2005	RE	Remodel	2,500	04-11-2006	100	01-01-2006	BATHROOM	06-05-2020	LS			FR	Field Review	
B34612	10-01-1991	AD	Addition	25,000	01-15-1992	100	12-31-1992	MM DORMER	10-15-2019	CK	03			16	In Office Review
B26406	11-01-1984	AD	Addition	0	04-15-1985	100	12-31-1985	MM DORMER	08-12-2019	AC	01			03	Cycl Insp Comp
									10-26-2007	PT	02			14	Cyclical Inspection

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	0.330	AC	176,344.00	2.60499	1.0000	5	1.00	0105	1.000		1.0000	459,376.1	151,600
Total Card Land Units					0.33	AC	Parcel Total Land Area					0.33	Total Land Value			151,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	63	Gambrel			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	07	Gambrel			
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	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
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	464,078
Year Built	1890
Effective Year Built	1984
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	27
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	73
RCNLD	338,800
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	2	6000.00	1984		73		0.00	8,800
WDC	Wood Decking	L	388	20.00	1996		54		0.00	4,100
PAT2	Patio-Good	L	195	9.94	1996		77		0.00	1,600
BMT	Basement-Unfi	B	653	26.01	1984		73		0.00	14,800
FPL1	Fireplace 1 sto	B	1	5000.00	1984		73		0.00	3,700
FEP	Enclosed porc	B	32	70.00	1984		73		0.00	3,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,511	1,511	1,511	234.62	354,511
BMT	Basement Area	0	653	0	0.00	0
FEP	Enclosed Porch	0	32	0	0.00	0
PTO	Patio	0	195	0	0.00	0
TQS	Three Quarter Story	467	719	467	152.39	109,568
WDK	Wood Deck	0	388	0	0.00	0
	Ttl Gross Liv / Lease Area	1,978	3,498	1,978		464,079

