

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
NICHOLSON, RICHARD D & MARGA  105 SOUTH MILL DRIVE  SOUTH GLAST CT 06073		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	281,000	281,000
			6 Septic			RES LAND	1010	254,400	254,400
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q		Land Ct# 16194-E; 16194-G					
#DL 1		LOT 1F; LOT 7A		#SR					
#DL 2				Life Estate					
GIS ID		F_946199_2684516		PP STATU					
				Assoc Pid#					
						Total		535,400	535,400

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
NICHOLSON, RICHARD D & MARGARET		C186885	0	09-12-2008	U	I	0	1F	Year	Code	Assessed	Year	Code	Assessed
NICHOLSON, RICHARD D & MARGARET		C130318	0	06-15-1993	U	I	1	A	2023	1010	247,000	2022	1010	204,200
NICHOLSON, RICHARD D &		C66131	0	12-12-1975	Q		47,500	U		1010	251,700	2021	1010	161,200
									Total		498,700	Total		365,400
									Total		498,700	Total		365,400
									Total		498,700	Total		365,400
									Total		498,700	Total		365,400

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
0108			COTUIT

  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	268,900
Appraised Xf (B) Value (Bldg)	11,300
Appraised Ob (B) Value (Bldg)	800
Appraised Land Value (Bldg)	254,400
Special Land Value	0
Total Appraised Parcel Value	535,400
Valuation Method	C
Total Appraised Parcel Value	535,400

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	
201000617	02-22-2010	RE	Remodel	70,000	07-19-2010	100	06-30-2011	KIT,NEW WDCK, WINDOWS, RAISE BDRM CEIL-RENO BT	08-28-2021	CK	02		03	Cycl Insp Comp	
82986	03-28-2005	RE	Remodel	10,000	04-28-2006	100	01-01-2006		06-03-2020	DM				FR	Field Review
									08-26-2015	AL	03			16	In Office Review
									03-22-2013	RB	03			03	Cycl Insp Comp
									03-01-2011	RB	03			02	Bldg Permit Completed
									07-19-2010	MK	01			52	New Construction
									02-14-2005	PT	02			01	Meas/Est

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	0.270	AC	176,344.00	3.14262	1.0000	5	1.00	0108	1.700		1.0000	942,117.8	254,400
Total Card Land Units					0.27	AC	Parcel Total Land Area					0.27	Total Land Value			254,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 Stories			
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	12	Hardwood			
Interior Floor 2	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
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	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	20	2 Full-0 Half			

CONDO DATA			
Parcel Id		C	Ownr 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	349,211
Year Built	1957
Effective Year Built	1989
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	77
RCNLD	268,900
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	1991		77		0.00	4,600
FOP	Open Porch-ro	B	192	55.00	1991		77		0.00	6,700
SHED	Shed	L	80	18.00	1996		54		0.00	800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	768	768	768	275.62	211,676
FOP	Open Porch	0	192	0	0.00	0
TQS	Three Quarter Story	499	768	499	179.08	137,534
Ttl Gross Liv / Lease Area		1,267	1,728	1,267		349,210

