

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BLANCO, PEDRO A & KARA M		1 Level	4 Gas	1 Paved		Description	Code	Assessed	Assessed
105 BERKSHIRE TRAIL			5 Well			RESIDNTL	1010	427,000	427,000
WEST BARNSTA MA 02668			6 Septic			RES LAND	1010	176,300	176,300
SUPPLEMENTAL DATA									
Alt Prcl ID					Plan Ref. 462/30-34				
Split Zonin					Land Ct#				
BID Parcel					#SR				
ResExpt Q YES:					Life Estate				
#DL 1 LOT 15					PP STATU				
#DL 2					Assoc Pid#				
GIS ID F_955312_2721287									
Total								603,300	603,300

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BLANCO, PEDRO A & KARA M		19673 0160	03-31-2005	Q	I	420,000	00	Year	Code	Assessed	Year	Code	Assessed
BROWN, GEORGE R & NORA B		8213 0308	09-15-1992	U	I	130,000	D	2023	1010	380,600	2022	1010	305,600
NICKULAS, DONALD W		8139 0204	07-15-1992	Q	V	33,000	U		1010	160,300	2021	1010	118,800
PRINCI, MICHAEL J & OCONNELL, PAUL		5232 0097	08-15-1986	U	V	50,000	B					1010	3,400
Total								540,900		Total	424,400	Total	381,500

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2024	5C	RESIDENTIAL EXEMPTION						
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			WBARNNS

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	367,200
Appraised Xf (B) Value (Bldg)	51,300
Appraised Ob (B) Value (Bldg)	8,500
Appraised Land Value (Bldg)	176,300
Special Land Value	0
Total Appraised Parcel Value	603,300
Valuation Method	C
Total Appraised Parcel Value	603,300

NOTES							

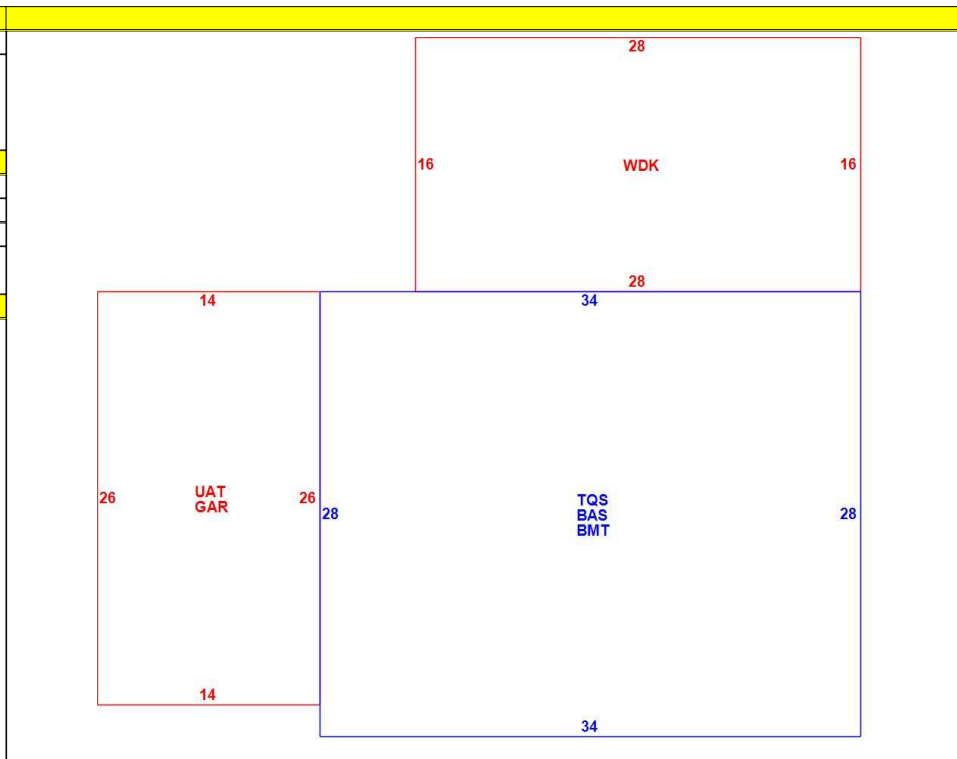
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
EXPR-23-1	09-20-2023	835	Sid/Wind/Roof/	12,850		100		Strip old roof shingles and inst	09-08-2023	EG	03		16	In Office Review
BLDR-21-55	04-21-2021	809	Deck	5,000	03-29-2022	100	06-30-2022	Remove existing Deck (19'4"X	03-29-2022	CK	02		02	Bldg Permit Completed
201401596	04-03-2014	IN	Insulation	3,800	06-30-2014	100	06-30-2014	IN ATTIC; KNEEWALL; VENT	06-04-2020	DM			FR	Field Review
200900001	01-08-2009	FB	Finish Basemen	10,000	06-25-2009	100	06-30-2009	FIN 3/4 BMT	07-05-2017	KM	02		03	Cycl Insp Comp
B35297	08-01-1992	DW	Dwelling	65,000	01-15-1993	100	12-31-1993	WB 11/2 S	05-06-2011	TP	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	5	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0105	1.000		1.0000	176,344
Total Card Land Units					1.00	AC	Parcel Total Land Area					1.00	Total Land Value			176,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 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	05	Hot Water			
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	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 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	422,111
Year Built	1992
Effective Year Built	2002
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	367,200
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	2004		87		0.00	5,200
BFA	Bsmt Fin-Avg	B	700	17.36	2004		87		0.00	10,600
WDC	Wood Decking	L	448	20.00	2022		100		0.00	8,500
GAR	Attached Gara	B	364	40.00	2004		87		0.00	13,200
BMT	Basement-Unfi	B	952	26.01	2004		87		0.00	22,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	952	952	952	262.67	250,062
BMT	Basement Area	0	952	0	0.00	0
GAR	Attached Garage	0	364	0	0.00	0
TQS	Three Quarter Story	619	952	619	170.79	162,593
UAT	Attic, Unfinished	0	364	36	25.98	9,456
WDC	Wood Deck	0	448	0	0.00	0
Ttl Gross Liv / Lease Area		1,571	4,032	1,607		422,111

