

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
SHANAHAN, TIMOTHY B & DEAN, MA 49 SHEEP MEADOW ROAD WEST BARNSTA MA 02668	1 Level	4 Gas	1 Paved			Description	Code	Assessed	Assessed
		5 Well				RESIDNTL	1010	489,500	489,500
		6 Septic				RES LAND	1010	199,200	199,200
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 13 #DL 2 GIS ID F_958073_2721455			Plan Ref. 301/99 Land Ct# #SR Life Estate PP STATU Assoc Pid#			Total 688,700 688,700			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
DEAN, MAURA C TR & SHANAHAN, TIM	35599	253	01-18-2023	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed
SHANAHAN, TIMOTHY B TR & DEAN, MA	35597	79	01-17-2023	U	I	100	1F	2023	1010	433,100	2022	1010	361,100
SHANAHAN, TIMOTHY B & DEAN, MAUR	35414	177	10-07-2022	Q	I	725,000	00		1010	196,900		1010	140,000
ROYALL, VELMA LEE	22529	0305	12-11-2007	U	I	265,000	1					1010	3,500
JULESON, JAMES E	22529	0301	12-11-2007	U	I	1	1A	Total 630,000 Total 501,100 Total 450,500					

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			WBARNs

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	441,500
Appraised Xf (B) Value (Bldg)	44,000
Appraised Ob (B) Value (Bldg)	4,000
Appraised Land Value (Bldg)	199,200
Special Land Value	0
Total Appraised Parcel Value	688,700
Valuation Method	C
Total Appraised Parcel Value	688,700

NOTES									

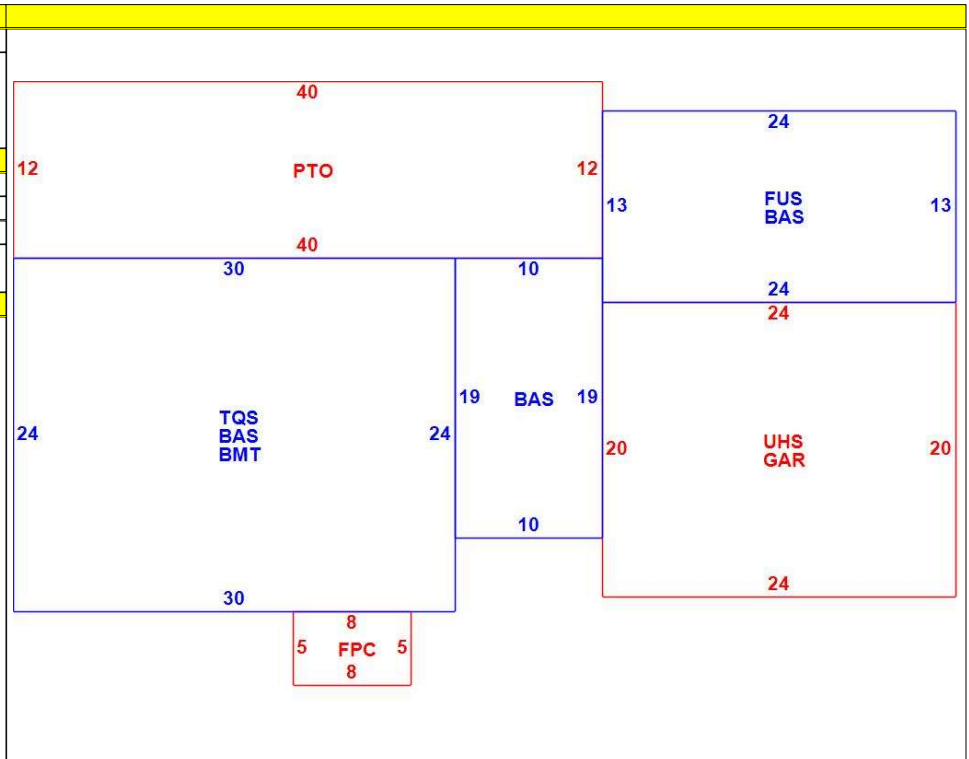
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
EXPR-22-1	12-27-2022	835	Sid/Wind/Roof/	2,000	06-30-2023	100	06-30-2023	AIR SEALING AND WEATHE	09-25-2023	CK	03		16	In Office Review
201002437	06-24-2010	AD	Addition	126,300	11-15-2010	100	06-30-2011	2CAR GAR W/CONNECTOR	08-30-2023	EG	03		16	In Office Review
B26170	03-01-1984	DW	Dwelling	0	01-15-1985	100	12-31-1985	WB 11/2 S	06-30-2023	TR	02		20	Sale Review
									02-03-2021	CK	22		22	Change of Address
									05-20-2020	DM				Field Review
									02-20-2020	SR	02		03	Cycl Insp Comp
									08-04-2014	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	5	0.810	AC	176,344.00	1.21279	1.0000	5	1.00	0106	1.150		1.0000	245,946.9
Total Card Land Units					0.81	AC	Parcel Total Land Area					0.81	Total Land Value			199,200

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	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
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	11	1 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	501,692
Year Built	1984
Effective Year Built	2003
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	12
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	88
RCNLD	441,500
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	2005		88		0.00	5,300
FOPC	Open Prch-roo	B	40	55.00	2010		88		0.00	2,200
GAR	Attached Gara	B	480	40.00	2010		88		0.00	15,900
BMT	Basement-Unfi	B	720	26.01			88		0.00	18,800
PAT2	Patio-Good	L	480	9.94	2005		86		0.00	4,000
BRR	Bsmt Rec Rm-	B	250	8.05			88		0.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,222	1,222	1,222	233.78	285,679
BMT	Basement Area	0	720	0	0.00	0
FPC	Open Porch Conc. Floor	0	40	0	0.00	0
FUS	Upper Story	312	312	312	233.78	72,939
GAR	Attached Garage	0	480	0	0.00	0
PTO	Patio	0	480	0	0.00	0
TQS	Three Quarter Story	468	720	468	151.96	109,409
UHS	Half Story, Unfinished	0	480	144	70.13	33,664
Ttl Gross Liv / Lease Area		2,002	4,454	2,146		501,691

