

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
FRANEY, ROBERT J TR ROBERT J FRANEY 2007 REV TRUS 68 CRAWFORD ROAD COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	584,100	584,100
			6 Septic			RES LAND	1010	271,300	271,300
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 44 #DL 2 GIS ID F_940773_2681735			Plan Ref. 223/39 Land Ct# #SR Life Estate PP STATU Assoc Pid#			Total 855,400 855,400			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
FRANEY, ROBERT J TR		31286 0328	05-23-2018	U	I	1		Year	Code	Assessed	Year	Code	Assessed
FRANEY, ROBERT & DOROTHY		1454 1009	11-07-1969	U		1		2023	1010	519,400	2022	1010	443,200
									1010	268,400	2021	1010	172,000
								Total		787,800	Total		615,200
								Total			Total		562,500

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2020	5C	RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

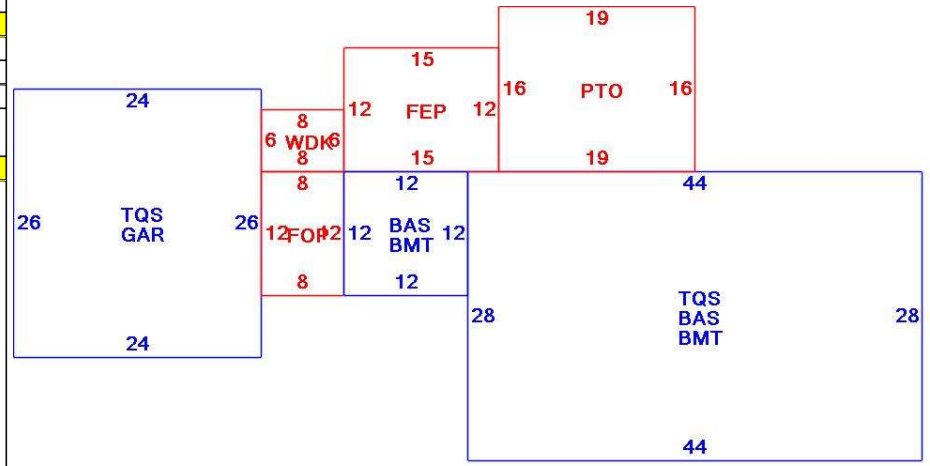
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0108				COTUIT	Appraised Bldg. Value (Card)	511,500	
					Appraised Xf (B) Value (Bldg)	66,700	
					Appraised Ob (B) Value (Bldg)	5,900	
					Appraised Land Value (Bldg)	271,300	
					Special Land Value	0	
					Total Appraised Parcel Value	855,400	
					Valuation Method	C	
					Total Appraised Parcel Value	855,400	

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									
20-2471	09-03-2020	835	Sid/Wind/Roof/	12,786		100		Re-shingling entire roof of the	06-04-2020	DM			FR	Field Review									
16-3771	12-30-2016	839	Solar Panel-Re	33,000	02-16-2017	100	06-30-2017	Install 35 LG 305W solar panel	08-22-2019	JD	03		16	In Office Review									
200904939	10-19-2009	OT	Other	0	12-29-2009	100	06-30-2010	GAS FURNACE	03-06-2017	SR	02		02	Bldg Permit Completed									
200904130	09-02-2009	OB	Out Building	0	06-30-2010	100	06-30-2010	8 X 12 SHED	08-25-2015	AL	03		16	In Office Review									
44263	02-22-2000	RA	Remodel-Additi	40,000	12-13-2000	100	01-01-2001	2-CAR GAR W/BREEZEWAY	07-23-2013	RB	03		02	Bldg Permit Completed									
B23005	04-01-1981	AD	Addition	0	06-15-1983	100	06-30-1983	CO ADD'N	09-27-2012	RB	03		16	In Office Review									
									05-05-2011	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	0.530 AC	176,344.00	1.70777	1.0000	5	1.00	0108	1.700		1.0000	511,961.9	271,300	
Total Card Land Units					0.53 AC	Parcel Total Land Area					0.53	Total Land Value					271,300

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	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	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	09	Ground Heat			
Heat Type	05	Hot Water			
AC Type	02	Heat Pump			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 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	Cd	Owne	0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Building Value New		616,272	
Year Built		1972	
Effective Year Built		1997	
Depreciation Code		G	
Remodel Rating			
Year Remodeled			
Depreciation %		17	
Functional Obsol		0	
External Obsol		0	
Trend Factor		1	
Condition			
Condition %			
Percent Good		83	
RCNLD		511,500	
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	1999		83		0.00	5,000
BRR	Bsmr Rec Rm-	B	288	8.05	1999		83		0.00	1,900
WDC	Wood Decking	L	48	20.00	1996		54		0.00	1,500
PAT1	Patio- Average	L	304	5.89	1996		77		0.00	1,400
FOP	Open Porch-ro	B	96	55.00	1999		83		0.00	4,500
GAR	Attached Gara	B	624	40.00	1999		83		0.00	17,900
BMT	Basement-Unfi	B	1,376	26.01	1999		83		0.00	27,600
FEP	Enclosed porc	B	180	70.00	1999		83		0.00	9,800
GEN	Emergency Ge	L	1	5550.00	1996		54		0.00	3,000
SOL2	Solar PV Pane	B	35	725.00	1999		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,376	1,376	1,376	238.68	328,424
BMT	Basement Area	0	1,376	0	0.00	0
FEP	Enclosed Porch	0	180	0	0.00	0
FOP	Open Porch	0	96	0	0.00	0
GAR	Attached Garage	0	624	0	0.00	0
PTO	Patio	0	304	0	0.00	0
TQS	Three Quarter Story	1,206	1,856	1,206	155.09	287,848
WDK	Wood Deck	0	48	0	0.00	0
Ttl Gross Liv / Lease Area		2,582	5,860	2,582		616,272



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															1010	5,900
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SOLT	Solar Thermal	B	36	86.00	1999		0		0.00	0	
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Ttl Gross Liv / Lease Area											