

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
RICH, MARGARET E & ALFRED P JR MARGARET E RICH 2013 TRUST 285 CLAMSHELL COVE ROAD  COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	602,300	602,300
			6 Septic			RES LAND	1010	265,500	265,500
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID			Plan Ref. 223/39						
Split Zonin			Land Ct#						
BID Parcel			#SR						
ResExpt Q YES:			Life Estate						
#DL 1 LOT 48			PP STATU						
#DL 2			Assoc Pid#						
GIS ID F_940571_2681207						Total 867,800 867,800			

801  
 FY2024  
 BARNSTABLE, MA

# VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RICH, MARGARET E & ALFRED P JR TR		27656 0167	08-30-2013	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
RICH, ALFRED P JR & MARGARET		1906 0254	07-26-1973	U		0		2023	1010	534,000	2022	1010	453,400
									1010	262,700	2021	1010	168,300
								Total		796,700	Total		621,700
								Total			Total		569,800

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
0108			COTUIT

### APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	539,500
Appraised Xf (B) Value (Bldg)	56,700
Appraised Ob (B) Value (Bldg)	6,100
Appraised Land Value (Bldg)	265,500
Special Land Value	0
Total Appraised Parcel Value	867,800
Valuation Method	C
Total Appraised Parcel Value	867,800

### NOTES

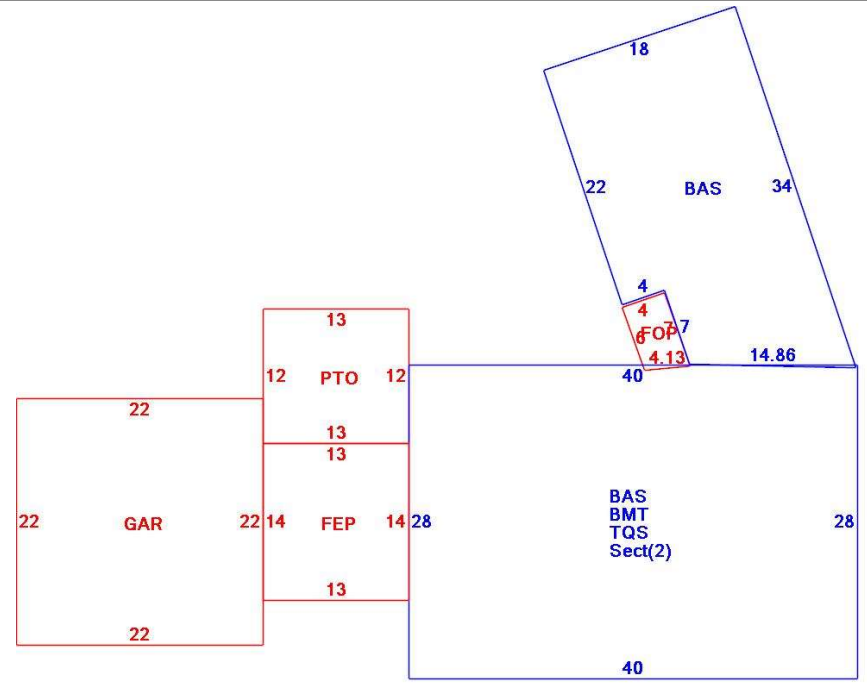
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
16-3744	01-03-2017	880	Alt-Int work-Res	80,000	06-08-2017	100	06-30-2017	for demo and repair of interior	07-14-2023	EG	03		16	In Office Review
201100334	01-21-2011	GN	Generator		06-30-2013	100	06-30-2013	GENERATOR	06-04-2020	DM			FR	Field Review
62179	07-02-2002	NS	New Siding	8,380	06-30-2003	100	06-30-2003	RESIDE	07-10-2017	SR	01		02	Bldg Permit Completed
56850	10-31-2001	OB	Out Building	0	01-15-2002	100	01-01-2002	10 X 8	08-28-2014	JR	03		16	In Office Review
B34984	04-01-1992	AD	Addition	40,000	01-15-1993	100	06-30-1993	CO ADD'N	12-13-2012	RB	03		03	Cycl Insp Comp
B22138	04-01-1980	AD	Addition	0	01-15-1981	100	06-30-1981	CO ADD'N	12-17-2004	PT	02		01	Meas/Est
B19960	02-01-1978	DW	Dwelling	0	01-15-1981	100	06-30-1981	CO 1.5 ST	11-30-2004	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	0.470 AC	176,344.00	1.88432	1.0000	5	1.00	0108	1.700		1.0000	564,900.3	265,500

Total Card Land Units					0.47	AC	Parcel Total Land Area					0.47	Total Land Value				265,500
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2	14	Wood Shingle			
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	23	Laminate			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style	02	Modernized			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 Full-0 Half			

CONDO DATA			
Parcel Id	C	Ownr	0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Building Value New		634,640	
Year Built		1978	
Effective Year Built		2000	
Depreciation Code		G	
Remodel Rating			
Year Remodeled			
Depreciation %		15	
Functional Obsol		0	
External Obsol		0	
Trend Factor		1	
Condition			
Condition %			
Percent Good		85	
RCNLD		539,500	
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	2002		85		0.00	5,100
PAT2	Patio-Good	L	156	9.94	1997		78		0.00	1,400
FOP	Open Porch-ro	B	26	55.00	2002		85		0.00	1,800
FEP	Enclosed porc	B	182	70.00	2002		85		0.00	10,100
GAR	Attached Gara	B	484	40.00	2002		85		0.00	15,400
BMT	Basement-Unfi	B	1,120	26.01	2002		85		0.00	24,300
GEN	Emergency Ge	L	1	5550.00	2011		84		0.00	4,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	529	529	529	266.99	141,239
FEP	Enclosed Porch	0	182	0	0.00	0
FOP	Open Porch	0	26	0	0.00	0
GAR	Attached Garage	0	484	0	0.00	0
PTO	Patio	0	156	0	0.00	0
Ttl Gross Liv / Lease Area		529	1,377	529		141,239



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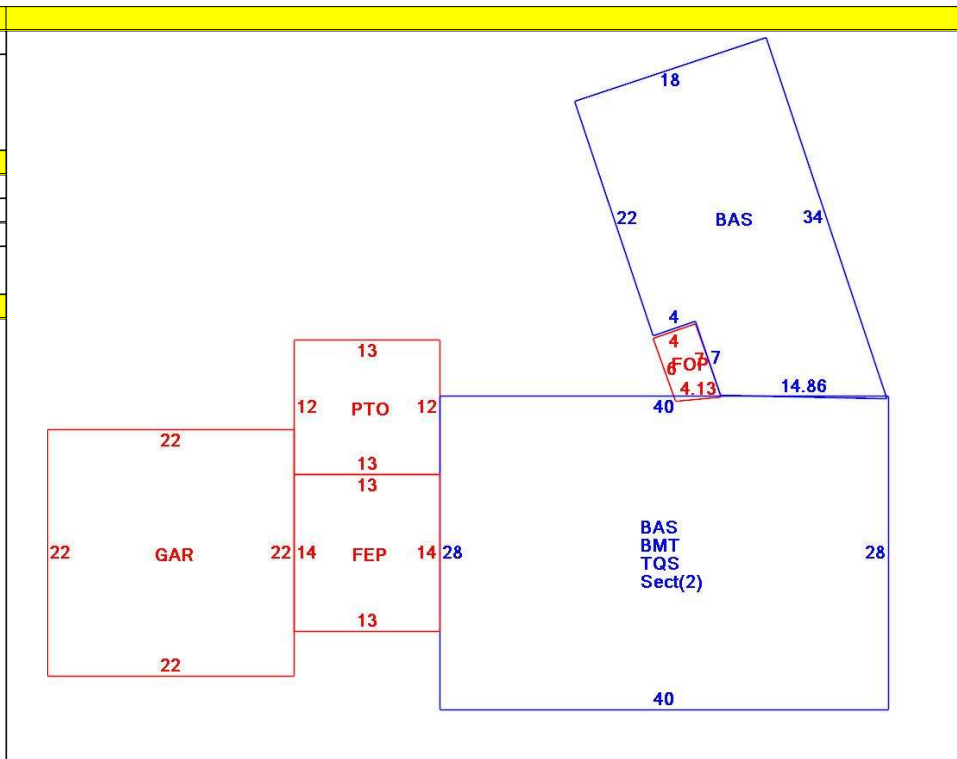
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			B	S
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Condo Unit				

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Dep Ovr Comment	
Misc Imp Ovr	
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Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,120	1,120	1,120	266.99	299,031
BMT	Basement Area	0	1,120	0	0.00	0
TQS	Three Quarter Story	728	1,120	728	173.54	194,370
Ttl Gross Liv / Lease Area		1,848	3,360	1,848		493,401

