

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
FLYNN, KELLY A & PAQUETTE, DANI						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
302 BUNKER HILL ST UNIT 2						RESIDNTL	1010	395,100	395,100	
CHARLESTOWN MA 02129-1848						RES LAND	1010	149,600	149,600	VISION
SUPPLEMENTAL DATA						Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 8 #DL 2 GIS ID F_961231_2697683				Plan Ref. 187/93 Land Ct# #SR Life Estate PP STATU Assoc Pid#		544,700				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
FLYNN, KELLY A & PAQUETTE, DANIEL J	30263	0048	01-27-2017	Q	I	394,875	00	Year	Code	Assessed	Year	Code	Assessed
MCCABE, CHARLES J JR	29327	0126	12-10-2015	U	I	0	1	2023	1010	348,200	2022	1010	305,000
MCCABE, CHARLES JR & CAROLYN M	18666	0233	06-02-2004	Q	I	344,000	00		1010	136,000	2021	1010	100,800
GLASS, BEATRICE	2597	0163	10-13-1977	Q		48,500	U	Total		484,200	Total		405,800
								Total		357,100	Total		357,100

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2019	N5C	NO RESIDENTIAL EXEMPTION	0.00					
Total			0.00	This signature acknowledges a visit by a Data Collector or Assessor				

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)			317,700
0105			OSTVIL		Appraised Xf (B) Value (Bldg)			44,100
					Appraised Ob (B) Value (Bldg)			33,300
					Appraised Land Value (Bldg)			149,600
					Special Land Value			0
					Total Appraised Parcel Value			544,700
					Valuation Method			C
					Total Appraised Parcel Value			544,700

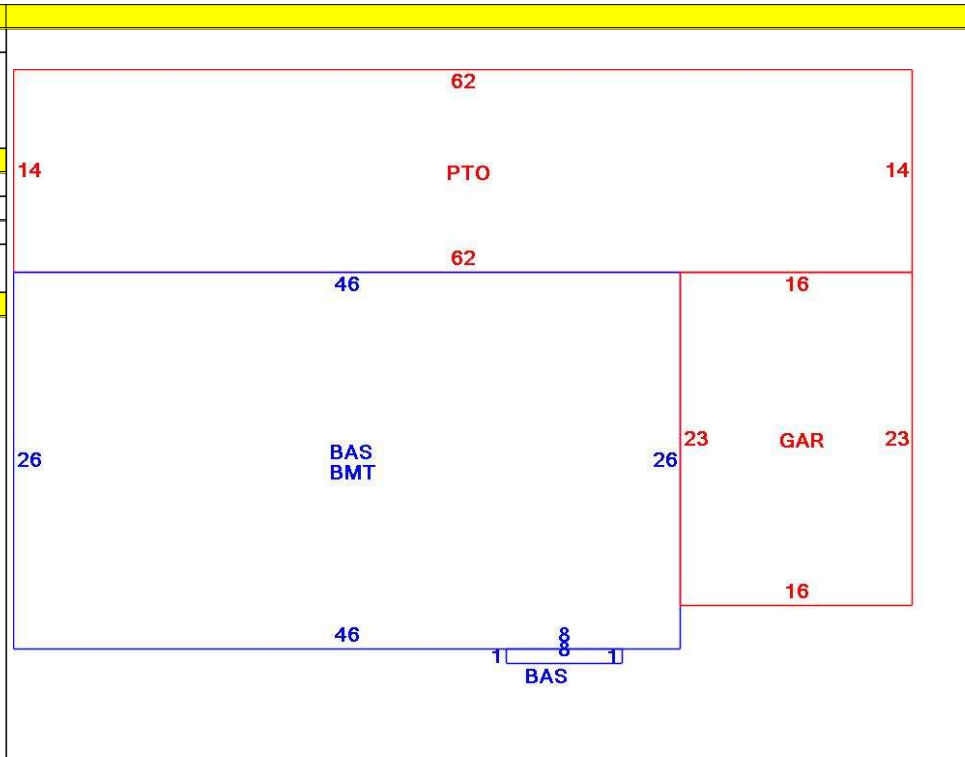
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
EXPR-23-3	03-30-2023	835	Sid/Wind/Roof/	8,188		100		Removing and replacing 2 win	05-26-2020	LS			FR	Field Review
19-3581	10-24-2019	835	Sid/Wind/Roof/	12,256		100		replace 10 windows	03-30-2018	TR	03		16	In Office Review
19-1537	05-07-2019	822	Insulation	4,612		100		Install Insulation	03-13-2017	KM	02		03	Cycl Insp Comp
83123	03-31-2005	OB	Out Building		01-13-2006	100	01-01-2006		12-05-2006	PT	02		14	Cyclical Inspection
B19113	04-01-1977	DW	Dwelling	0	01-15-1978	100	12-31-1978	OS 1 STOR	01-13-2006	MF	02		12	Outbuilding Insp Only
									09-22-2004	PT	01		00	Meas/Listed-Interior Acces
									10-05-1998	DD	01		00	Meas/Listed-Interior Acces

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	RC	3	0.270	AC	176,344.00	3.14262	1.0000	5	1.00	0105	1.000		1.0000	554,178.6	149,600
Total Card Land Units					0.27	AC	Parcel Total Land Area					0.27	Total Land Value			149,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
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	14	Carpet			
Interior Floor 2					
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	5	5 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
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	360,971
Year Built	1977
Effective Year Built	2004
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	12
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	88
RCNLD	317,700
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
FPL1	Fireplace 1 sto	B	1	5000.00	2006		88		0.00	4,400
GAR	Attached Gara	B	368	40.00	2006		88		0.00	13,400
BMT	Basement-Unfi	B	1,196	26.01	2006		88		0.00	26,300
PAT2	Patio-Good	L	868	9.94	2017		98		0.00	7,700
FPLO	Outdoor firepl -	L	1	13840.00	2017		98	A+	1.81	24,500
SHED	Shed	L	80	18.00	2008		78		0.00	1,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,204	1,204	1,204	299.81	360,971
BMT	Basement Area	0	1,196	0	0.00	0
GAR	Attached Garage	0	368	0	0.00	0
PTO	Patio	0	868	0	0.00	0
Ttl Gross Liv / Lease Area		1,204	3,636	1,204		360,971

