

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
GUARINO, RICHARD A & CAROLA T RICHARD A GUARINO TRUST 118 MAIN STREET BOXFORD MA 01921		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	392,900	392,900
			2 Public Water			RES LAND	1010	181,700	181,700
SUPPLEMENTAL DATA									
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q		Land Ct# 25575-F					
#DL 1 LOT 41		#DL 2		#SR					
GIS ID F_958747_2699968				Life Estate					
				PP STATU					
				Assoc Pid#					
						Total		574,600	574,600

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
GUARINO, RICHARD A & CAROLA TRS	C178958	0	01-04-2006	U	I	10	1A	Year	Code	Assessed	Year	Code	Assessed			
GUARINO, RICHARD A & CAROLA	C145520	0	08-19-1997	U	I	1	1A	2023	1010	352,800	2022	1010	296,500			
GUARINO, RICHARD A & CAROLA	C119706	0	01-15-1990	U	I	126,700	O		1010	179,500		1010	127,700			
DACEY, WILLIAM E III TR	C118878	0	10-15-1989	U	V	242,500	N					1010	7,200			
ARCHIBALD, WILLIAM	C101002	0	04-15-1985	U	V	1	B									
								Total		532,300	Total		424,200	Total		383,700

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
			Total				0.00	

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			MARSTM

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	349,200
Appraised Xf (B) Value (Bldg)	36,500
Appraised Ob (B) Value (Bldg)	7,200
Appraised Land Value (Bldg)	181,700
Special Land Value	0
Total Appraised Parcel Value	574,600
Valuation Method	C
Total Appraised Parcel Value	574,600

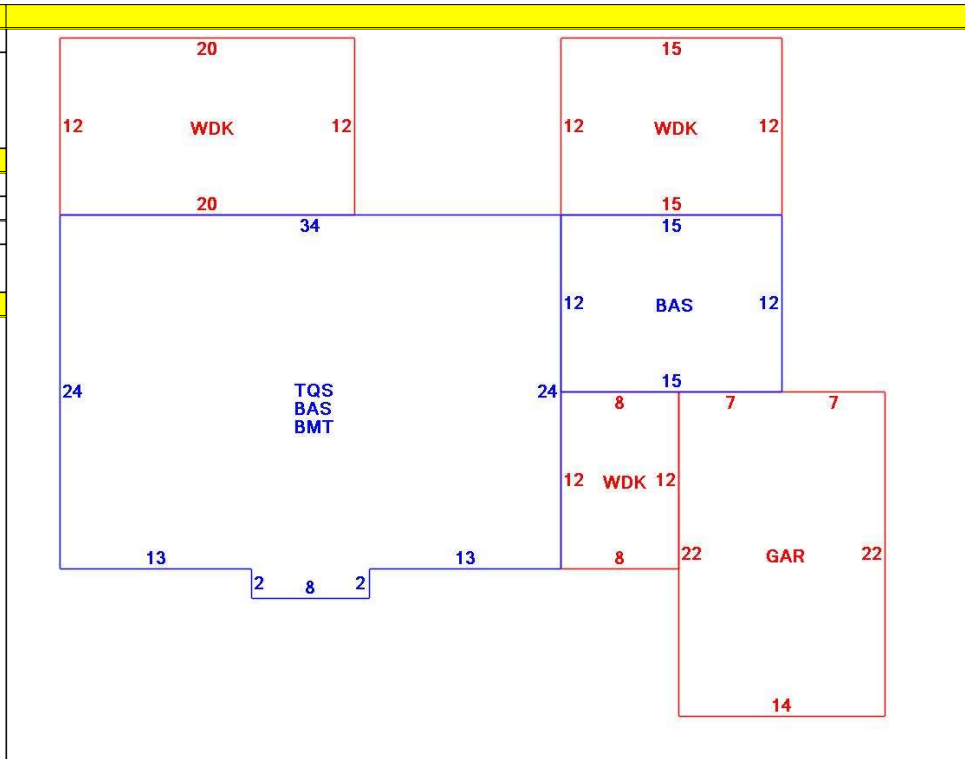
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
B35270	08-01-1992	AD	Addition	15,000	01-15-1993	100		OS B.W/GA	05-27-2020	LS			FR	Field Review
B33422	12-01-1989	DW	Dwelling	45,000	01-15-1991	100		OS 11/2 S	12-06-2017	KM	02		03	Cycl Insp Comp
									12-06-2017	KM	02		03	Cycl Insp Comp
									03-31-2014	JR	03		16	In Office Review
									10-22-2010	DR	22		22	Change of Address
									01-03-2007	PT	02		14	Cyclical Inspection
									12-02-1997	DD	02		07	Mea + Corrected Listing

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	3	0.510	AC	176,344.00	1.75655	1.0000	5	1.00	0106	1.150		1.0000	356,214.8	181,700
Total Card Land Units					0.51	AC	Parcel Total Land Area					0.51	Total Land Value			181,700	

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	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
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	Ownr	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		410,800
Year Built		1989
Effective Year Built		2000
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		15
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		85
RCNLD		349,200
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	2002		85		0.00	5,100
WDC	Wood Decking	L	516	20.00	2006		74		0.00	7,200
GAR	Attached Gara	B	308	40.00	2002		85		0.00	11,600
BMT	Basement-Unfi	B	832	26.01	2002		85		0.00	19,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,012	1,012	1,012	264.52	267,694
BMT	Basement Area	0	832	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
TQS	Three Quarter Story	541	832	541	172.00	143,105
WDK	Wood Deck	0	516	0	0.00	0
Ttl Gross Liv / Lease Area		1,553	3,500	1,553		410,799

