

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA
HOLUK, STEPHEN R & RITAL L C/O HOLUK, STEPHEN 2175 MAIN ST THREE RIVERS MA 01080		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
		6 Septic				RESIDNTL	1010	658,300	658,300	
SUPPLEMENTAL DATA						RES LAND	1010	201,300	201,300	
Alt Prcl ID		Split Zonin		Plan Ref. 301/100						
BID Parcel		ResExpt Q		Land Ct#						
#DL 1 LOT C2		#DL 2		#SR						
GIS ID F_944703_2684824		Assoc Pid#		Life Estate						
				PP STATU						
						Total		859,600	859,600	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
HOLUK, KEITH ET AL		35762 87	05-01-2023	U	I	400,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HOLUK, STEPHEN R & RITAL L		7749 0003	11-15-1991	Q	V	55,000	U	2023	1010	535,300	2022	1010	445,000	2021	1010	385,700
MATTOS, WILLIAM L		3807 0102	07-15-1983	Q	V	10,000	U		1010	198,900		1010	141,400		1010	141,400
															1010	19,200
								Total		734,200	Total		586,400	Total		546,300

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY						
Nbhd	Nbhd Name	B	Tracing	Batch						
0106				COTUIT						
NOTES										
				Appraised Bldg. Value (Card) 588,800						
				Appraised Xf (B) Value (Bldg) 50,300						
				Appraised Ob (B) Value (Bldg) 19,200						
				Appraised Land Value (Bldg) 201,300						
				Special Land Value 0						
				Total Appraised Parcel Value 859,600						
				Valuation Method C						
				Total Appraised Parcel Value 859,600						

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
201201941	04-03-2012	NR	New Roof	3,500	06-30-2013	100	06-30-2013	REROOF GOING OVR 1 LAY	10-13-2022	SR	02		03	Cycl Insp Comp
B34782	01-01-1992	DW	Dwelling	60,000	01-15-1994	100	06-30-1994	CO 2 STOR	06-10-2020	WD			FR	Field Review
									02-13-2013	NF	03		16	In Office Review
									02-12-2013	RB	03		03	Cycl Insp Comp

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	0.920	AC	176,344.00	1.07888	1.0000	5	1.00	0106	1.150		1.0000	218,790	201,300	
					Total Card Land Units		0.92	AC	Parcel Total Land Area					0.92			Total Land Value	201,300

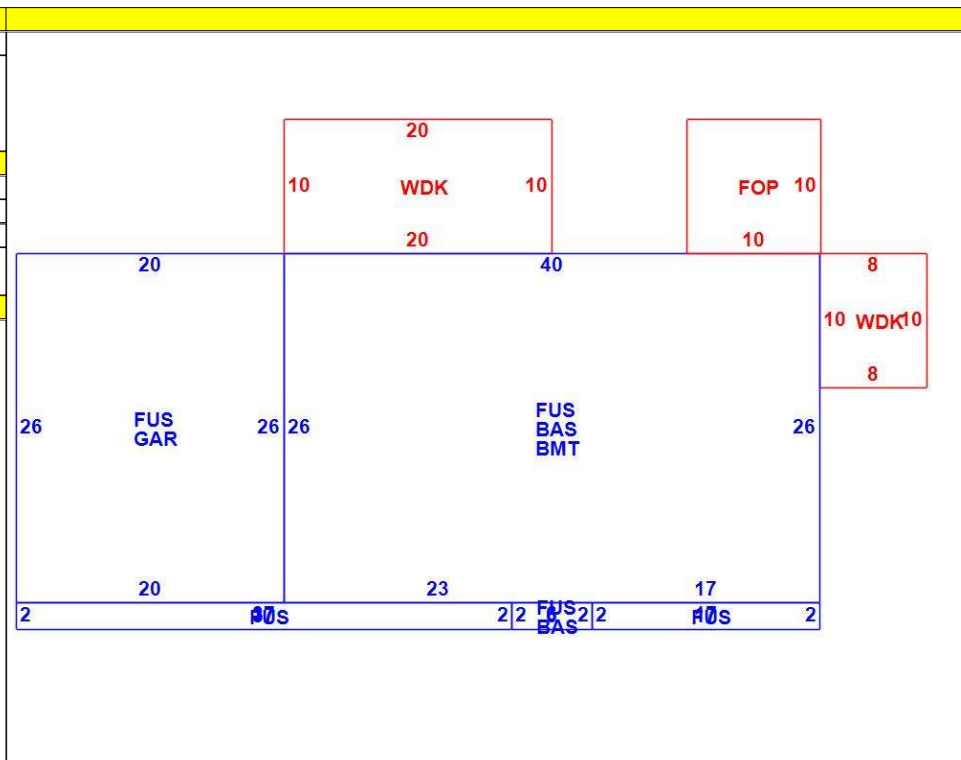
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2	14	Wood Shingle			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	05	5 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 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	676,801
Year Built	1992
Effective Year Built	2002
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	588,800
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	2004		87		0.00	5,200
TEN	Tennis Court 7	L	7,200	6.84	1990		42	E	0.75	15,500
WDC	Wood Decking	L	280	20.00	2001		64		0.00	3,700
GAR	Attached Gara	B	520	40.00	2004		87		0.00	16,600
BMT	Basement-Unfi	B	1,040	26.01	2004		87		0.00	23,700
FOP	Open Porch-ro	B	100	55.00	2004		87		0.00	4,800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,052	1,052	1,052	247.73	260,613
BMT	Basement Area	0	1,040	0	0.00	0
FOP	Open Porch	0	100	0	0.00	0
FUS	Upper Story	1,680	1,680	1,680	247.73	416,188
GAR	Attached Garage	0	520	0	0.00	0
WDC	Wood Deck	0	280	0	0.00	0
Ttl Gross Liv / Lease Area		2,732	4,672	2,732		676,801

