

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
HANCOCK, ADRIAN N & ANNE K  3 GUSWOOD RD  ACTON MA 01720		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1010	267,400	267,400		
			6 Septic			RES LAND	1010	443,800	443,800		
<b>SUPPLEMENTAL DATA</b>						Total				711,200	711,200
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct#							
#DL 1				#SR							
#DL 2				Life Estate							
GIS ID		F_962206_2688635		PP STATU							
				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HANCOCK, ADRIAN N & ANNE K		5923	0339	09-15-1987	Q	I	184,750	U	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CULLINAN, THOMAS K		4450	0335	03-15-1985	Q	I	85,000	U	2023	1010	227,600	2022	1010	196,600	2021	1010	144,500
FLAHERTY, GRACE ESTATE OF		4450	0334	03-15-1985	U	I	1	H		1010	522,500		1010	293,900		1010	313,500
FLAHERTY, GRACE		1400	1165	05-20-1968	U	I	0	1								1010	13,700
FLAHERTY, LEO M & GRACE		1066	0257	01-15-1960	U		0										
Total											750,100			490,500			471,700

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				APPROAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0111				OSTVIL	Appraised Bldg. Value (Card)			250,200
					Appraised Xf (B) Value (Bldg)			3,500
					Appraised Ob (B) Value (Bldg)			13,700
					Appraised Land Value (Bldg)			443,800
					Special Land Value			0
					Total Appraised Parcel Value			711,200
					Valuation Method			C
					Total Appraised Parcel Value			711,200

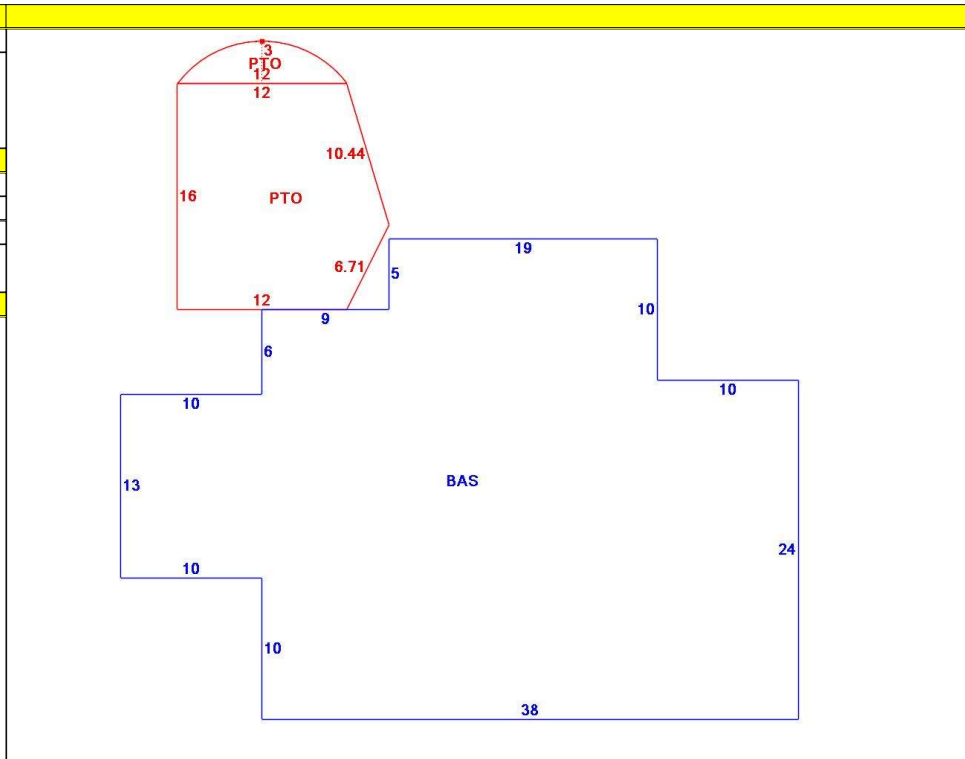
NOTES										VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
20-2864	10-23-2020	822	Insulation	6,900		100		Weatherization	06-02-2020	WD			FR	Field Review			
201200969	03-02-2012	IN	Insulation	3,000	06-30-2012	100	06-30-2012	AIR SEAL-WEATHERIZE-INS	09-23-2016	KM	02		03	Cycl Insp Comp			
71741	09-23-2003	AD	Addition	25,000	03-09-2004	100	01-01-2004		04-09-2007	PT	02		14	Cyclical Inspection			
B28090	06-01-1985	AD	Addition	15,000	01-15-1986	100	12-31-1986	OS ADD'N	03-09-2004	MF	02		02	Bldg Permit Completed			
									04-30-2001	PT	01		00	Meas/Listed-Interior Acces			
									01-15-1986	FR							

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	0.220	AC	176,344.00	3.75053	1.0000	5	1.00	0111	3.050		1.0000	2,017,216	443,800
Total Card Land Units					0.22	AC	Parcel Total Land Area					0.22	Total Land Value			443,800	

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	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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	20	2 Full-0 Half			

CONDO DATA			
Parcel Id		C	Owne 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	357,381
Year Built	1950
Effective Year Built	1981
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	70
RCNLD	250,200
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
FPL1	Fireplace 1 sto	B	1	5000.00	1983		70		0.00	3,500
FGR2	Garage- Avg-	L	252	50.00	1985		66	00	1.00	8,300
PATF	Flagstone Pav	L	241	30.00	1990		71		0.00	5,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,277	1,277	1,277	279.86	357,381
PTO	Patio	0	241	0	0.00	0
Ttl Gross Liv / Lease Area		1,277	1,518	1,277		357,381

