

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
CERVINI, AUGUST P JR & JEANNE 102 PILGRIM ROAD CONCORD MA 01742		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1010	468,500	468,500		
			6 Septic			RES LAND	1010	456,400	456,400		
SUPPLEMENTAL DATA						Total				924,900	924,900
Alt Prcl ID		Split Zonin		Plan Ref. 46/11							
BID Parcel		ResExpt Q		Land Ct#							
#DL 1		PT OF LOTS 7 & 8		#SR							
#DL 2		BLOCK B		Life Estate							
GIS ID		F_962026_2688868		PP STATU							
				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CERVINI, AUGUST P JR & JEANNE		29690 0117	06-01-2016	Q	I	635,000	00	Year	Code	Assessed	Year	Code	Assessed
COTTRILL, GEOFFREY & ALLISON		27749 0108	10-09-2013	Q	I	589,000	00	2023	1010	400,900	2022	1010	347,600
SULLIVAN, PAUL J & MURPHY, BARBAR		17596 0096	09-05-2003	Q	I	405,000	00		1010	537,300		1010	302,300
COSTELLO, CHRISTOPHER		12017 0264	01-26-1999	U	I	145,000	1A					1010	2,400
CRANDELL, WILLIAM H & MARILYN A		3210 0154	12-16-1980	Q		52,500	U	Total		938,200	Total		649,900
								Total			Total		601,700

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				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0111				OSTVIL	Appraised Bldg. Value (Card)	425,200	
					Appraised Xf (B) Value (Bldg)	40,900	
					Appraised Ob (B) Value (Bldg)	2,400	
					Appraised Land Value (Bldg)	456,400	
					Special Land Value	0	
					Total Appraised Parcel Value	924,900	
					Valuation Method	C	
					Total Appraised Parcel Value	924,900	

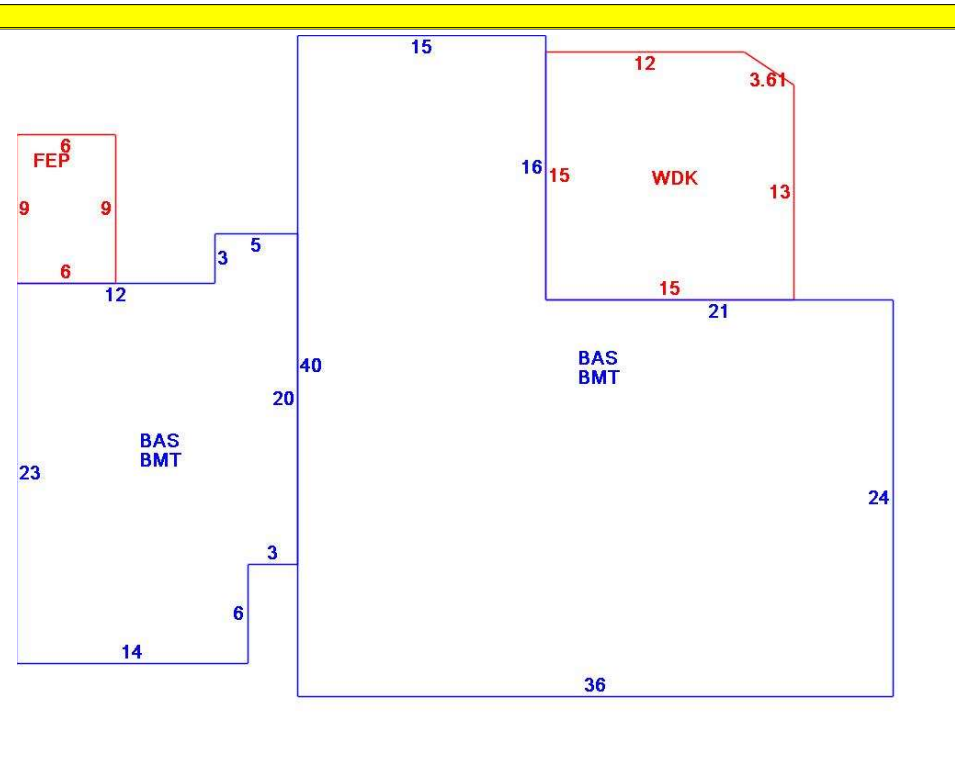
NOTES										VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
17-3038	09-13-2017	822	Insulation	5,000		100		Air sealing and insulation of att	05-24-2021	BM	22		22	Change of Address
16-3292	11-08-2016	835	Sid/Wind/Roof/	10,718		100		Replacement Windows (13) U	06-02-2020	WD			FR	Field Review
16-2855	09-30-2016	835	Sid/Wind/Roof/	2,500		100		Strip and re-sidewall approxim	11-10-2016	KM	02		03	Cycl Insp Comp
201207004	12-03-2012	AD	Addition	38,000	04-17-2013	100	06-30-2013	1 BDRM,1 BTH ADD'N	08-23-2016	JR	03		20	Sale Review
79951	10-18-2004	NR	New Roof	5,500	06-30-2005	100	06-30-2005	REROOF STRIPPING OLD	09-25-2014	JR	03		20	Sale Review
									04-26-2013	RB	03		02	Bldg Permit Completed
									02-19-2013	NF	03		13	CALL BACK

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	0111	3.050		1.0000	1,690,257	456,400
Total Card Land Units					0.27	AC	Parcel Total Land Area					0.27	Total Land Value			456,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	472,436
Year Built	1960
Effective Year Built	2006
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	10
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	90
RCNLD	425,200
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	2008		90		0.00	4,500
WDC	Wood Decking	L	222	20.00	1993		48		0.00	2,400
BMT	Basement-Unfi	B	1,492	26.01	2008		90		0.00	31,800
FEP	Enclosed porc	B	48	70.00	2008		90		0.00	4,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,492	1,492	1,492	316.65	472,436
BMT	Basement Area	0	1,492	0	0.00	0
FEP	Enclosed Porch	0	54	0	0.00	0
WDK	Wood Deck	0	222	0	0.00	0
Ttl Gross Liv / Lease Area		1,492	3,260	1,492		472,436

