

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
ELLIS, WM R C & CROWN, MARY E 23 OAKENCROFT ROAD WELLESLEY MA 02482		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1010	410,000	410,000		
			2 Public Water			RES LAND	1010	220,000	220,000		
SUPPLEMENTAL DATA						Total				630,000	630,000
Alt Prcl ID		Split Zonin		Plan Ref.							
WELLESLEY MA 02482		BID Parcel		Land Ct# 18366-B							
#DL 1 LOT F-1		ResExpt Q		#SR							
#DL 2		GIS ID F_963395_2693958		Life Estate							
				PP STATU							
				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
ELLIS, WM R C & CROWN, MARY E		C192913	0	11-12-2010	U	I	247,500	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
NOWAK, GREGORY W & TRAYWICK, MA		C191213	0	04-22-2010	U	I	160,000	1	2023	1010	356,200	2022	1010	306,800	2021	1010	247,200
PINA, JOSEPH F		C30691	0	07-03-1963	U		0			1010	200,000		1010	137,600		1010	139,700
																1010	1,200
									Total		556,200	Total		444,400	Total		388,100

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										
0107				OSTVIL										

NOTES										APPRAISED VALUE SUMMARY										
										Appraised Bldg. Value (Card)										363,500
										Appraised Xf (B) Value (Bldg)										45,300
										Appraised Ob (B) Value (Bldg)										1,200
										Appraised Land Value (Bldg)										220,000
										Special Land Value										0
										Total Appraised Parcel Value										630,000
										Valuation Method										C
										Total Appraised Parcel Value										630,000

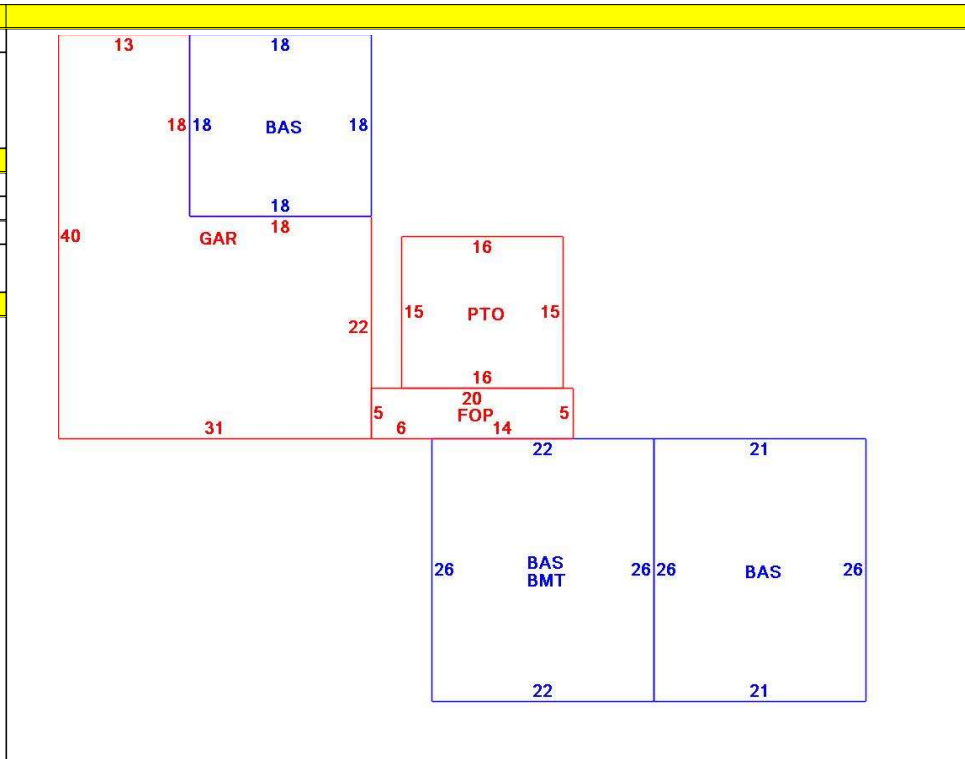
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
201006533	12-07-2010	OT	Other	25,000	03-28-2011	100	06-30-2011	FIN 18X18 SECT @ BACK OF	06-01-2020	WD			FR	Field Review	
201006322	11-19-2010	NR	New Roof	4,000		100		REROOF-4 REPLAC WIND U	07-27-2017	MS	02		14	Cyclical Inspection	
201001951	04-27-2010	NR	New Roof	10,000		100		REROOF STRIP OLD- RESID	03-30-2011	RB	03		02	Bldg Permit Completed	
B34006	10-01-1990	AD	Addition	5,500	02-15-1991	100		OS CARPORT	03-28-2011	MK	02		52	New Construction	
									06-12-2007	TP	01		15	Abatement Review	
									05-30-2007	PT	02		14	Cyclical Inspection	
									11-30-1999	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	RC	3	0.500	AC	176,344.00	1.78240	1.0000	5	1.00	0107	1.400		1.0000	440,048.8	220,000
Total Card Land Units					0.50	AC	Parcel Total Land Area					0.50	Total Land Value			220,000	

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	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
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	10	1 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		417,820
Year Built		1993
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		363,500
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
FOPC	Open Prch-roo	B	100	55.00	2004		87		0.00	4,000
GAR	Attached Gara	B	916	40.00	2004		87		0.00	25,200
BMT	Basement-Unfi	B	572	26.01	2004		87		0.00	16,100
PAT2	Patio-Good	L	240	9.94	1993		48		0.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,442	1,442	1,442	289.75	417,820
BMT	Basement Area	0	572	0	0.00	0
FOP	Open Porch	0	100	0	0.00	0
GAR	Attached Garage	0	916	0	0.00	0
PTO	Patio	0	240	0	0.00	0
Ttl Gross Liv / Lease Area		1,442	3,270	1,442		417,820

