

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION		
RUDDEN, FRANCIS M & KAREN K 44 FRONT STREET HOPKINTON MA 01748		2	Above Street	2	Public Water	1	Paved	Description	Code		Assessed	Assessed
		4	Gas			RESIDNTL	1010	383,200	383,200			
		6	Septic			RES LAND	1010	332,800	332,800			
SUPPLEMENTAL DATA						Total		716,000	716,000			
Alt Prcl ID		Split Zonin		Plan Ref. 230/58		Land Ct# 18366-1						
#DL 1 LOT 52		#DL 2		Life Estate		PP STATU						
GIS ID F_963712_2692790		Assoc Pid#										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RUDDEN, FRANCIS M & KAREN K	C210549	0	08-31-2016	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
LOOTZ, GEORGE C & MUNCEY, PETER	#D118112	0	12-28-2011	U	I	0	1F	2023	1010	333,000	2022	1010	286,400
RUDDEN, FRANCIS M	C195982	0	12-28-2011	Q	I	335,000	00		1010	309,400		1010	213,900
LOOTZ, JEAN L TR	C168750	0	04-01-2003	U	I	100	1F					1010	2,600
LOOTZ, JEAN L	C157123	0	03-31-2000	Q	I	270,000	00						
Total								642,400	Total	500,300	Total	465,600	

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			
0109			OSTVIL		Appraised Bldg. Value (Card)	342,300	
					Appraised Xf (B) Value (Bldg)	38,300	
					Appraised Ob (B) Value (Bldg)	2,600	
					Appraised Land Value (Bldg)	332,800	
					Special Land Value	0	
					Total Appraised Parcel Value	716,000	
					Valuation Method	C	
					Total Appraised Parcel Value	716,000	

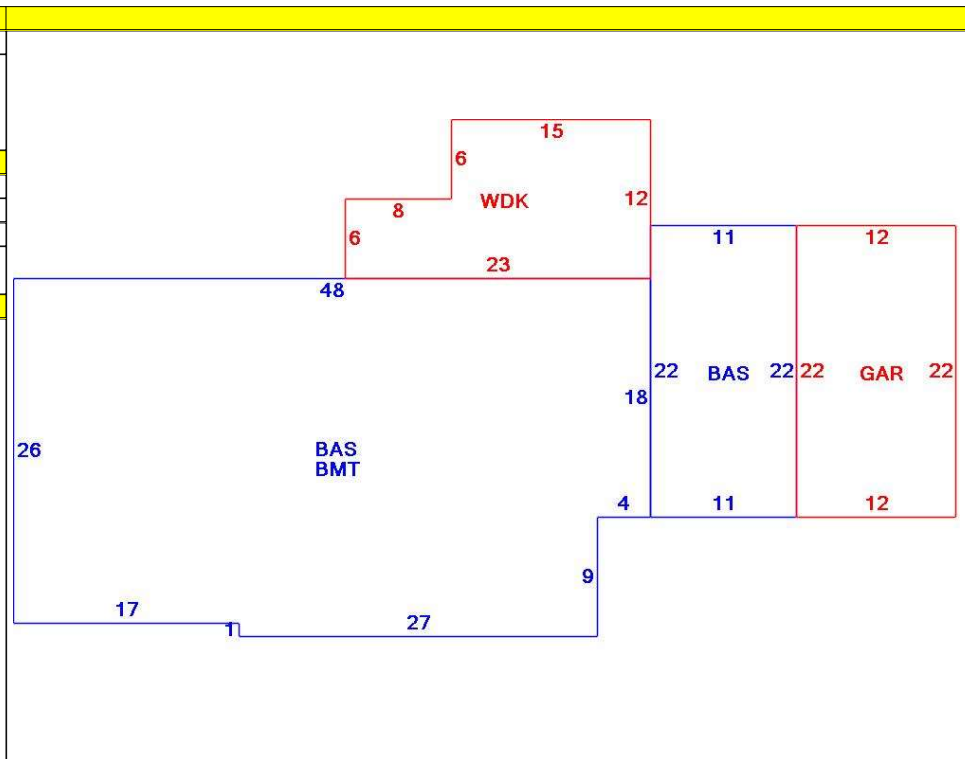
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
18-4028	12-12-2018	835	Sid/Wind/Roof/	6,000		100		Re-roof	06-02-2020	WD			FR	Field Review
201200644	02-03-2012	RE	Remodel	25,000	06-30-2013	100	06-30-2013	UPDATE BATH, KIT, FLRS, S	08-22-2017	MS	02		03	Cycl Insp Comp
									11-18-2013	NF	03		16	In Office Review
									02-22-2012	NF	02		20	Sale Review
									02-06-2012	JR	03		20	Sale Review
									05-24-2007	PT	02		14	Cyclical Inspection
									12-06-1999	PT	01		00	Meas/Listed-Interior Acces

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	0.320	AC	176,344.00	2.68059	1.0000	5	1.00	0109	2.200		1.0000	1,039,953	332,800
Total Card Land Units					0.32	AC	Parcel Total Land Area					0.32	Total Land Value			332,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1.4				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	06	Vertical Siding			
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	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 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	427,873
Year Built	1965
Effective Year Built	1993
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	20
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	80
RCNLD	342,300
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	1995		80		0.00	4,000
WDC	Wood Decking	L	228	20.00	1994		50		0.00	2,600
GAR	Attached Gara	B	264	40.00	1995		80		0.00	9,700
BMT	Basement-Unfi	B	1,243	26.01	1995		80		0.00	24,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,485	1,485	1,485	288.13	427,873
BMT	Basement Area	0	1,243	0	0.00	0
GAR	Attached Garage	0	264	0	0.00	0
WDK	Wood Deck	0	228	0	0.00	0
Ttl Gross Liv / Lease Area		1,485	3,220	1,485		427,873

