

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCQUILLAN, THOMAS J JR & MARG 251 SCHOOL ST COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	1,108,300	1,108,300
			6 Septic			RES LAND	1010	264,900	264,900
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 29 #DL 2 GIS ID F_944841_2687346				Plan Ref. 15/67 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 1,373,200 1,373,200			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCQUILLAN, THOMAS J JR & MARGARE	30803	0016	10-02-2017	U	I	1,250,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
TAROLLI, CAROLINE	27562	0007	07-23-2013	U	I	1	1F	2023	1010	956,700	2022	1010	808,800	2021	1010	671,500
TAROLLI, CAROLINE & WALKER, ROGE	26392	0122	06-06-2012	U	I	1	1F		1010	262,100		1010	167,900		1010	178,400
TAROLLI, CAROLINE	23326	0233	12-19-2008	U	I	265,000	1								1010	23,500
LANDRY, ROSEMARY & RICE, ELIZABET	10236	0170	06-04-1996	U	I	25,000	1A	Total		1,218,800	Total		976,700	Total		873,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2020	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0108			COTUIT

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	958,600
Appraised Xf (B) Value (Bldg)	125,400
Appraised Ob (B) Value (Bldg)	24,300
Appraised Land Value (Bldg)	264,900
Special Land Value	0
Total Appraised Parcel Value	1,373,200
Valuation Method	C
Total Appraised Parcel Value	1,373,200

NOTES							

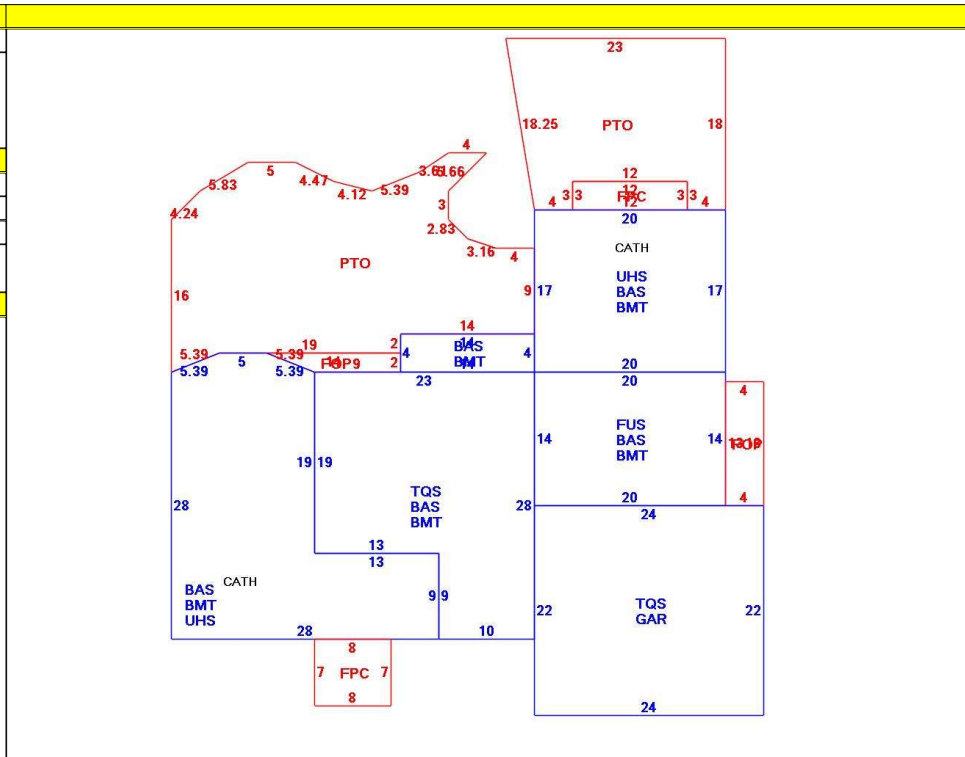
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201205216	08-23-2012	OB	Out Building		06-30-2013	100	06-30-2013	SHED 10X12	10-24-2022	SR	01	1	03	Cycl Insp Comp
201202013	04-12-2012	PV	Solar PV Syste	4,800	04-24-2012	100	06-30-2012	PV 21 PANELS ROOF MOUN	07-14-2022	BM	22		22	Change of Address
201201137	03-02-2012	FB	Finish Basemen	15,000	04-23-2014	100	06-30-2014	FIN BMT-SOUND RECORDIN	05-26-2020	DM			FR	Field Review
201100814	07-20-2011	DW	Dwelling	480,000	06-12-2013	100	06-30-2013	NW DW-3BDRMS	01-15-2020	PK	03		16	In Office Review
201100813	07-20-2011	DE	Demolish	10,000	04-24-2012	100	06-30-2012	DEMO DW	04-29-2015	JR	03		03	Cycl Insp Comp
									05-23-2014	MW	02		02	Bldg Permit Completed
									10-11-2013	MW	02		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	RF	2	0.460	AC	176,344.00	1.92125	1.0000	5	1.00	0108	1.700	ABUTS GOLF COURSE		1.0000	575,957.1	264,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	B+	Custom Plus			
Stories	1.75	1 3/4 Stories			
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		Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	3				
Half Baths	1				
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	31	3 Full-1 Half			

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

COST / MARKET VALUATION		
Building Value New		978,162
Year Built		2011
Effective Year Built		2016
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		2
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		98
Percent Good		98
RCNLD		958,600
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
SOL1	Solar PV Pane	B	22	860.00	2013		0		0.00	0
FPLG	Gas Fireplace	B	1	2500.00	2013		98		0.00	2,500
BMT	Basement-Unfi	B	1,760	26.01	2013		98		0.00	39,400
FOP	Open Porch-ro	B	75	55.00	2013		98		0.00	4,500
GAR	Attached Gara	B	528	40.00	2013		98		0.00	18,900
FOPC	Open Prch-roo	B	92	55.00	2013		98		0.00	4,300
BFA1	Bsmt Fin-Goo	B	1,750	32.56	2013		98		0.00	55,800
PATC	Conc Pavers	L	351	15.46	2012		93		0.00	5,000
PATF	Flagstone Pav	L	624	30.00	2012		93		0.00	16,600
SHD2	Shed w/Elec	L	120	26.00	2012		86		0.00	2,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,760	1,760	1,760	326.60	574,813
BMT	Basement Area	0	1,760	0	0.00	0
FOP	Open Porch	0	75	0	0.00	0
FPC	Open Porch Conc. Floor	0	92	0	0.00	0
FUS	Upper Story	280	280	280	326.60	91,448
GAR	Attached Garage	0	528	0	0.00	0
PTO	Patio	0	976	0	0.00	0
TQS	Three Quarter Story	686	1,055	686	212.37	224,046
UHS	Half Story, Unfinished	0	897	269	97.94	87,855
Ttl Gross Liv / Lease Area		2,726	7,423	2,995		978,162

