

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
LEHOULLIER, ANNE M & CANAVAN, J 29 CEDARWOOD ROAD COTUIT MA 02635	3	Below Street	2	Public Water	1	Paved	Description	Code	Assessed		Assessed
			4	Gas			RESIDNTL	1010	541,100		541,100
			6	Septic			RES LAND	1010	299,200		299,200
SUPPLEMENTAL DATA						Total		840,300	840,300		
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOTS 26 & 27 #DL 2 GIS ID F_945891_2686785				Plan Ref. 184/33 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
LEHOULLIER, ANNE M & CANAVAN, JAM		3202 0197	12-08-1980	U	V	0		Year	Code	Assessed	Year	Code	Assessed
								2023	1010	460,500	2022	1010	387,200
									1010	296,000		1010	189,600
								Total		756,500	Total		576,800
								Total			Total		536,100

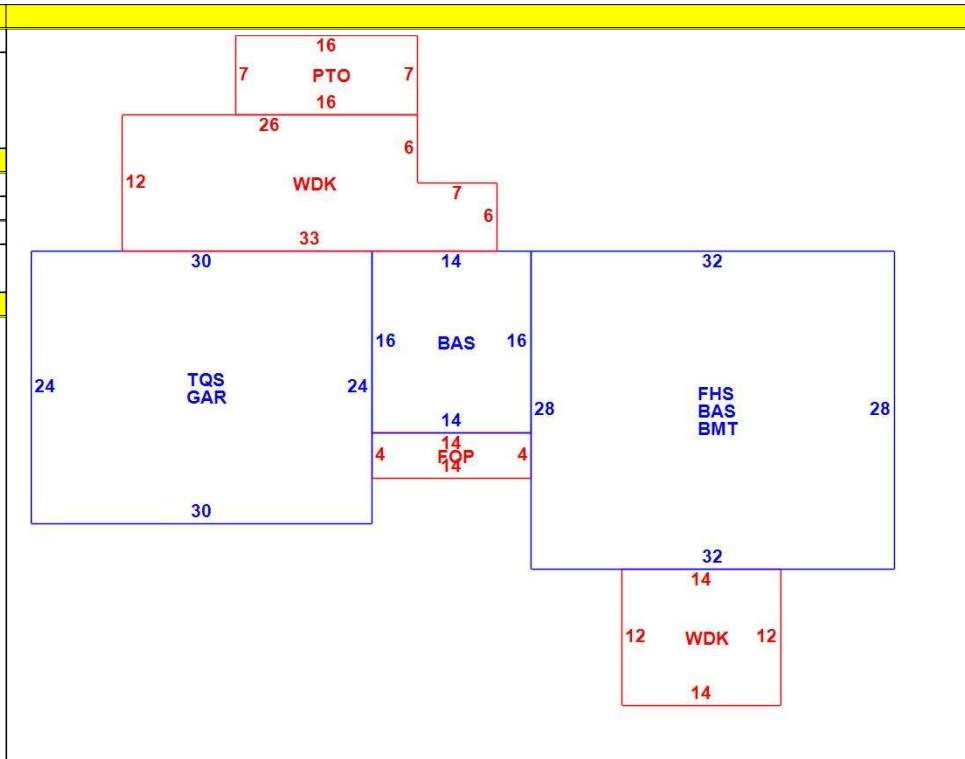
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2024	5C	RESIDENTIAL EXEMPTION										
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch				Appraised Bldg. Value (Card)	482,400
0108			COTUIT					Appraised Xf (B) Value (Bldg)	51,200
NOTES								Appraised Ob (B) Value (Bldg)	7,500
								Appraised Land Value (Bldg)	299,200
								Special Land Value	0
								Total Appraised Parcel Value	840,300
								Valuation Method	C
								Total Appraised Parcel Value	840,300

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
B37546	03-01-1995	AD	Addition	20,000	01-15-1996	100	06-30-1996	CO ADD/GA	08-04-2023	EG	03		16	In Office Review
B23342	08-01-1981	DW	Dwelling	0	01-15-1982	100	06-30-1982	CO 1 1/2S	10-17-2022	DB	01		03	Cycl Insp Comp
									05-26-2020	WD			FR	Field Review
									08-26-2014	JR	03		16	In Office Review
									07-24-2014	TP	03		16	In Office Review
									07-18-2014	AL	22		22	Change of Address
									03-11-2012	RB	03		03	Cycl Insp Comp

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	0.980 AC	176,344.00	1.01851	1.0000	5	1.00	0108	1.700		1.0000	305,339.6	299,200	
Total Card Land Units					0.98 AC	Parcel Total Land Area					0.98	Total Land Value					299,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	11	Bowstring Trus			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	11	Ceram Clay Til			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
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	11	1 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		560,885
			Year Built		1981
			Effective Year Built		2001
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		14
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		86
			RCNLD		482,400
			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
FPL2	Fireplace 1.5 s	B	1	6000.00	2003		86		0.00	5,200
BRR	Bsmt Rec Rm-	B	144	8.05	2003		86		0.00	1,000
WDC	Wood Decking	L	168	20.00	1998		58		0.00	2,500
FOP	Open Porch-ro	B	56	55.00	2003		86		0.00	3,100
GAR	Attached Gara	B	720	40.00	2003		86		0.00	20,700
BMT	Basement-Unfi	B	896	26.01	2003		86		0.00	21,200
WDC	Wood Deck w/	L	354	18.00	1998		58		0.00	3,600
PAT1	Patio- Average	L	112	5.89	1998		79		0.00	600
SHED	Shed	L	81	18.00	1997		56		0.00	800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,120	1,120	1,120	275.48	308,542
BMT	Basement Area	0	896	0	0.00	0
FHS	Half Story	448	896	448	137.74	123,417
FOP	Open Porch	0	56	0	0.00	0
GAR	Attached Garage	0	720	0	0.00	0
PTO	Patio	0	112	0	0.00	0
TQS	Three Quarter Story	468	720	468	179.06	128,927
WDK	Wood Deck	0	522	0	0.00	0
Ttl Gross Liv / Lease Area		2,036	5,042	2,036		560,886

