

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
COHEN, ALLAN & GENTILE-COHEN, 81 MERIDETH WAY CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	338,200	338,200
			6 Septic			RES LAND	1010	153,600	153,600
SUPPLEMENTAL DATA									
Alt Prcl ID			Plan Ref. 332/81						
Split Zonin			Land Ct#						
BID Parcel			#SR						
ResExpt Q YES:			Life Estate						
#DL 1 LOT 21			PP STATU						
#DL 2									
GIS ID F_962788_2704329			Assoc Pid#						
						Total		491,800	491,800

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
COHEN, ALLAN & GENTILE-COHEN, FR		28817	0087	04-22-2015	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
COHEN, ALLAN & GENTILE, FRANCES A		13485	0203	01-12-2001	Q	I	210,000	00	2023	1010	295,400	2022	1010	256,000
ANDERSON, RUTH C		4730	0238	09-15-1985	Q	I	108,500	U		1010	139,600	2021	1010	103,400
CASASSA, EDMUND J & GAIL Y		4172	0099	07-15-1984	Q	I	87,900	U					1010	6,500
HAYS, SANDRA J TR		3840	0070	08-15-1983	Q	V	16,900	U						
						Total			435,000	Total		359,400	Total	312,700

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105				CENVIL	Appraised Bldg. Value (Card)	290,000	
					Appraised Xf (B) Value (Bldg)	41,700	
					Appraised Ob (B) Value (Bldg)	6,500	
					Appraised Land Value (Bldg)	153,600	
					Special Land Value	0	
					Total Appraised Parcel Value	491,800	
					Valuation Method	C	
					Total Appraised Parcel Value	491,800	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
										08-21-2023	JO	03		16	In Office Review
										04-30-2020	LS			FR	Field Review
										09-27-2017	KM	02		03	Cycl Insp Comp
										07-18-2007	PT	02		14	Cyclical Inspection
										01-18-2000	PT	01		00	Meas/Listed-Interior Acces

BUILDING PERMIT RECORD										LAND LINE VALUATION SECTION					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
201501994	04-14-2015	NS	New Siding	9,544	06-30-2015	100	06-30-2016	RE-SIDE		08-21-2023	JO	03		16	In Office Review
14680	04-23-1996	WD	Wood Deck	1,500		100	01-01-1997	DECK		04-30-2020	LS			FR	Field Review

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	0.390	AC	176,344.00	2.23277	1.0000	5	1.00	0105	1.000		1.0000	393,740.8	153,600	
					Total Card Land Units	0.39	AC	Parcel Total Land Area					0.39				Total Land Value	153,600

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	CONDO DATA		
Exterior Wall 2	11	Clapboard	Parcel Id		C Owne 0.0
Roof Structure	03	Gable/Hip			B S
Roof Cover	03	Asph/F Gls/Cmp	Adjust Type	Code	Description Factor%
Interior Wall 1	05	Drywall	Condo Flr		
Interior Wall 2			Condo Unit		
Interior Floor 1	14	Carpet	COST / MARKET VALUATION		
Interior Floor 2	12	Hardwood	Building Value New		349,362
Heat Fuel	02	Oil	Year Built		1983
Heat Type	05	Hot Water	Effective Year Built		1997
AC Type	01	None	Depreciation Code		A
Bedrooms	03	3 Bedrooms	Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		17
Extra Fixtures			Functional Obsol		0
Total Rooms	6	6 Rooms	External Obsol		0
Bath Style			Trend Factor		1
Kitchen Style			Condition		
Occupancy			Condition %		
Usrflid 105			Percent Good		83
Accessory Apt			RCNLD		290,000
Foundation Alt	01	Poured Conc.	Dep % Ovr		
Rms Prts			Dep Ovr Comment		
Bath Split	20	2 Full-0 Half	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	1999		83		0.00	4,200
WDC	Wood Decking	L	168	20.00	1999		60		0.00	2,600
GAR	Attached Gara	B	336	40.00	1999		83		0.00	12,000
BMT	Basement-Unfi	B	1,242	26.01	1999		83		0.00	25,500
PAT2	Patio-Good	L	88	9.94	2017		98		0.00	1,000
PRG1	Pergola-Avg	L	168	18.00	2017		96	C	1.00	2,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,242	1,242	1,242	281.29	349,362
BMT	Basement Area	0	1,242	0	0.00	0
GAR	Attached Garage	0	336	0	0.00	0
PRG	Pergola	0	168	0	0.00	0
WDC	Wood Deck	0	168	0	0.00	0
Ttl Gross Liv / Lease Area		1,242	3,156	1,242		349,362

