

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
BACCARI, LOUIS J JR & CATHERINE 107 ABBEY GATE COTUIT MA 02635				1 Level	2 Public Water	1 Paved	1 Marginal View	Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA VISION	
					4 Gas			RESIDENTL	1010	384,300	384,300		
					6 Septic			RES LAND	1010	225,800	225,800		
SUPPLEMENTAL DATA								Total				610,100	610,100
Alt Prcl ID				Split Zonin			Plan Ref. 281/82						
BID Parcel				ResExpt Q YES:			Land Ct#						
#DL 1 LOT 8A				#DL 2			Life Estate						
GIS ID F_943362_2690089				Assoc Pid#									

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BACCARI, LOUIS J JR & CATHERINE H				19795 0061	05-05-2005	Q	I	443,000	00	Year	Code	Assessed	Year	Code	Assessed
FARRELL, BETTY E TR				10341 0258	08-15-1996	U	I	1	A	2023	1010	331,200	2022	1010	286,300
FARRELL, JAMES H & BETTY E				2177 0314	05-02-1975	Q		13,333	U		1010	205,200	2021	1010	141,200
										Total	536,400	Total	427,500	Total	379,000

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2022	5C	RESIDENTIAL EXEMPTION						
2024	22	VETERAN						
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0107			COTUIT

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			334,200
Appraised Xf (B) Value (Bldg)			35,900
Appraised Ob (B) Value (Bldg)			14,200
Appraised Land Value (Bldg)			225,800
Special Land Value			0
Total Appraised Parcel Value			610,100
Valuation Method			C
Total Appraised Parcel Value			610,100

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
18-3452	10-17-2018	835	Sid/Wind/Roof/	12,250	06-30-2019	100	06-30-2019	REROOF	09-14-2023	EG	03		16	In Office Review
18-2900	10-09-2018	880	Alt-Int work-Res	9,840	06-30-2019	100	06-30-2019	Remove Exiting Wood Beams i	08-11-2022	EG	03		16	In Office Review
201507416	11-16-2015	IN	Insulation	1,296	06-30-2016	100	06-30-2016	COMBUSTION SAFETY INSU	12-22-2021	JD	03		16	In Office Review
68921	05-22-2003	NR	New Roof	2,000	10-23-2003	100	01-01-2003	REROOF - STRP OLD SHING	10-04-2021	AS	03		16	In Office Review
B19461	08-01-1977	DW	Dwelling	0	01-15-1977	100	12-31-1977	CO 1 SOTR	08-24-2021	CK	01		03	Cycl Insp Comp
									02-03-2021	CK	22		22	Change of Address
									05-27-2020	DM			FR	Field Review

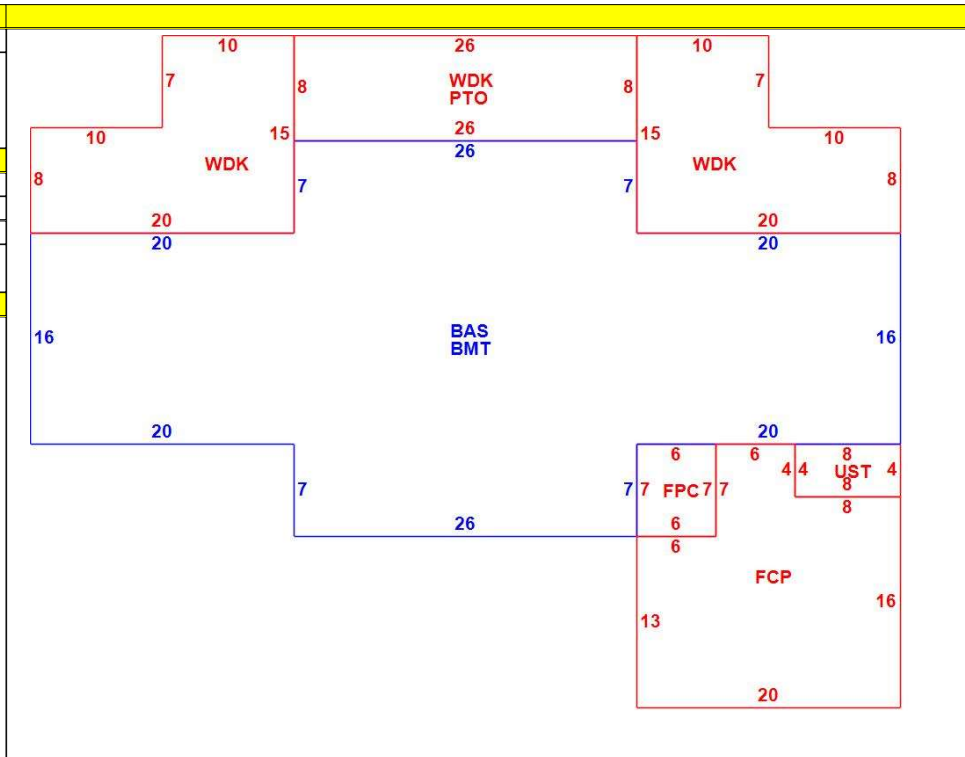
LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value
1	1010	Single Fam M-0	RF	2	0.550 AC	176,344.00	1.66254	1.0000	5	1.00	0107	1.400		1.0000	410,458.2	225,800

Total Card Land Units					0.55	AC	Parcel Total Land Area					0.55	Total Land Value			225,800
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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		Log			
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style	02	Average			
Kitchen Style	02	Modernized			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 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	412,624
Year Built	1977
Effective Year Built	1994
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	334,200
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	1996		81		0.00	4,100
FPO	Ext FP Openin	B	1	2000.00	1996		81		0.00	1,600
FCP	Carport - flat r	L	326	15.25	1999		80		0.00	4,000
WDC	Wood Decking	L	668	20.00	1999		60		0.00	7,400
UST	Utility Storage-	B	32	17.11	1996		81		0.00	500
BMT	Basement-Unfi	B	1,420	26.01	1996		81		0.00	27,600
FOPC	Open Prch-roo	B	42	55.00	1996		81		0.00	2,100
PAT1	Patio- Average	L	208	5.89	1999		80		0.00	1,100
SHED	Shed	L	96	18.00	2018		98		0.00	1,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,420	1,420	1,420	290.58	412,624
BMT	Basement Area	0	1,420	0	0.00	0
FCP	Carport	0	326	0	0.00	0
FPC	Open Porch Conc. Floor	0	42	0	0.00	0
PTO	Patio	0	208	0	0.00	0
UST	Utility Enclosure	0	32	0	0.00	0
WDK	Wood Deck	0	668	0	0.00	0
Ttl Gross Liv / Lease Area		1,420	4,116	1,420		412,624

