

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
EASTMAN, CHARLES R  92 OXFORD DR  COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 471,300 242,500	Assessed 471,300 242,500
			4 Gas						
			6 Septic		2				
SUPPLEMENTAL DATA						Total			
Alt Prcl ID		Split Zonin		Plan Ref. 271/56					
BID Parcel		ResExpt Q YES:		Land Ct#					
#DL 1 LOT 73		#DL 2		Life Estate					
GIS ID F_944297_2690526		Assoc Pid#		PP STATU					

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
EASTMAN, CHARLES R		20563 0246	12-13-2005	U	I	100	1	Year	Code	Assessed	Year	Code	Assessed			
EASTMAN, CHARLES R & WILLIAM W		20563 0243	12-13-2005	U	I	100	1A	2025	1010	471,300	2024	1010	448,200			
EASTMAN, PAULINE T TR		8911 0023	11-15-1993	U	I	100	F		1010	242,500		1010	242,500			
EASTMAN, PAULINE T		4989 0252	03-15-1986	U	I	1	A									
EASTMAN, CHARLES R		2203 0335	07-01-1975	U		0										
Total								713,800		Total		690,700		Total		620,300

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			
0107			COTUIT				

NOTES												APPRAISED VALUE SUMMARY			
												Appraised Bldg. Value (Card)	407,400		
												Appraised Xf (B) Value (Bldg)	46,000		
												Appraised Ob (B) Value (Bldg)	17,900		
												Appraised Land Value (Bldg)	242,500		
												Special Land Value	0		
												Total Appraised Parcel Value	713,800		
												Valuation Method	C		
												Total Appraised Parcel Value	713,800		

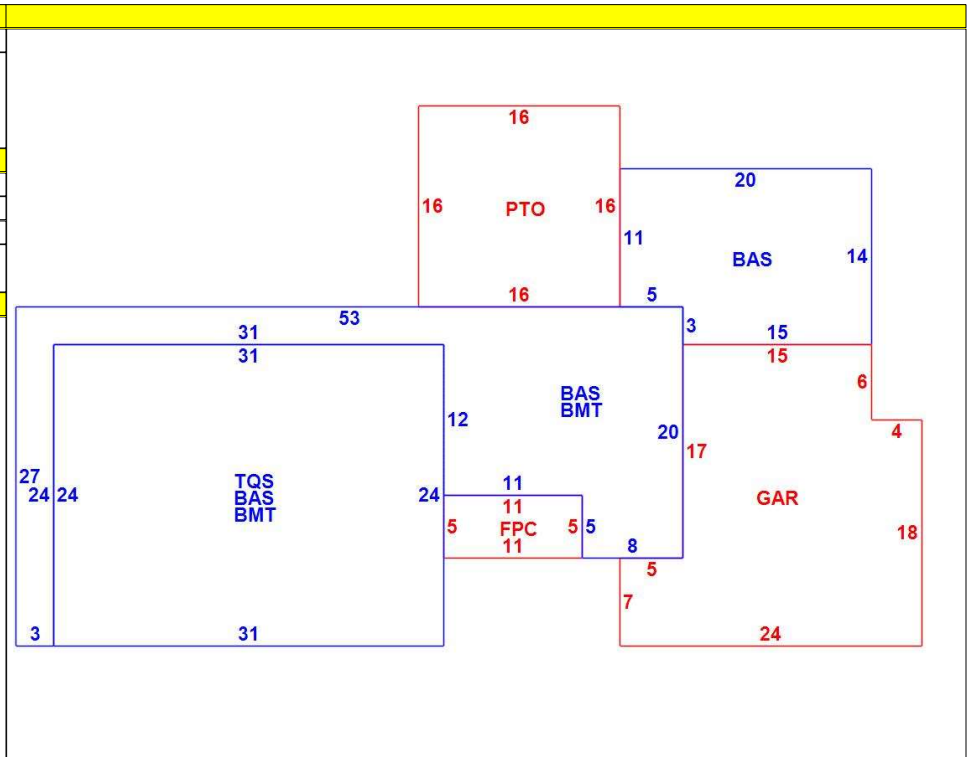
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-22-2 B19313	02-21-2022 06-01-1977	835 DW	Sid/Wind/Roof/ Dwelling	14,000 0	01-15-1979	100 100	12-31-1979	Install 1800 sqft R30 blown in CO 1 1/2S	01-04-2024 05-27-2020 12-09-2015 02-06-2015 08-29-2013	JO DM SR JR JR	03  01 03 02		16 FR 02 15 03	In Office Review Field Review Bldg Permit Completed Abatement Review 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	0.810 AC	176,344.00	1.21279	1.0000	5	1.00	0107	1.400		1.0000	299,414.4	242,500	
Total Card Land Units					0.81	AC	Parcel Total Land Area					0.81	Total Land Value			242,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 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	14	Carpet			
Interior Floor 2	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 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	509,275
Year Built	1977
Effective Year Built	1998
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	20
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	80
RCNLD	407,400
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	1996		80	C	0.00	4,800
FGR1	Garage-Poor-	L	396	40.00	1997		73	C	1.00	11,600
PATF	Flagstone Pav	L	256	30.00	1997		78		0.00	6,300
FOPC	Open Prch-roo	B	55	55.00	1996		80		0.00	2,400
GAR	Attached Gara	B	467	40.00	1996		80		0.00	14,200
BMT	Basement-Unfi	B	1,243	26.01	1996		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	1,508	1,508	1,508	255.66	385,535
BMT	Basement Area	0	1,243	0	0.00	0
FPC	Open Porch Conc. Floor	0	55	0	0.00	0
GAR	Attached Garage	0	467	0	0.00	0
PTO	Patio	0	256	0	0.00	0
TQS	Three Quarter Story	484	744	484	166.32	123,739
Ttl Gross Liv / Lease Area		1,992	4,273	1,992		509,274

