

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LARSSON, GLORIA S TR GLORIA S LARSSON TRUST 3 SANTUIT ROAD						Description	Code	Assessed	Assessed	801 FY2025 BARNSTABLE, MA
COTUIT MA 02635						RESIDNTL RES LAND	1010 1010	579,400 218,200	579,400 218,200	
SUPPLEMENTAL DATA										
Alt Prcl ID Split Zonin BID Parcel ResExpt Q INFO: #DL 1 LOT 42 #DL 2 GIS ID F_944597_2690226				Plan Ref. 271/56 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 797,600 797,600				

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
LARSSON, GLORIA S TR		24544	0219	05-12-2010	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed			
LARSSON, GLORIA S		22472	0140	11-15-2007	U	I	1	1A	2025	1010	579,400	2024	1010	542,000			
LARSSON, VALFRID E & GLORIA S		3226	0319	01-16-1981	U		0			1010	218,200	2023	1010	198,400			
Total									797,600		Total		760,200		Total		679,500

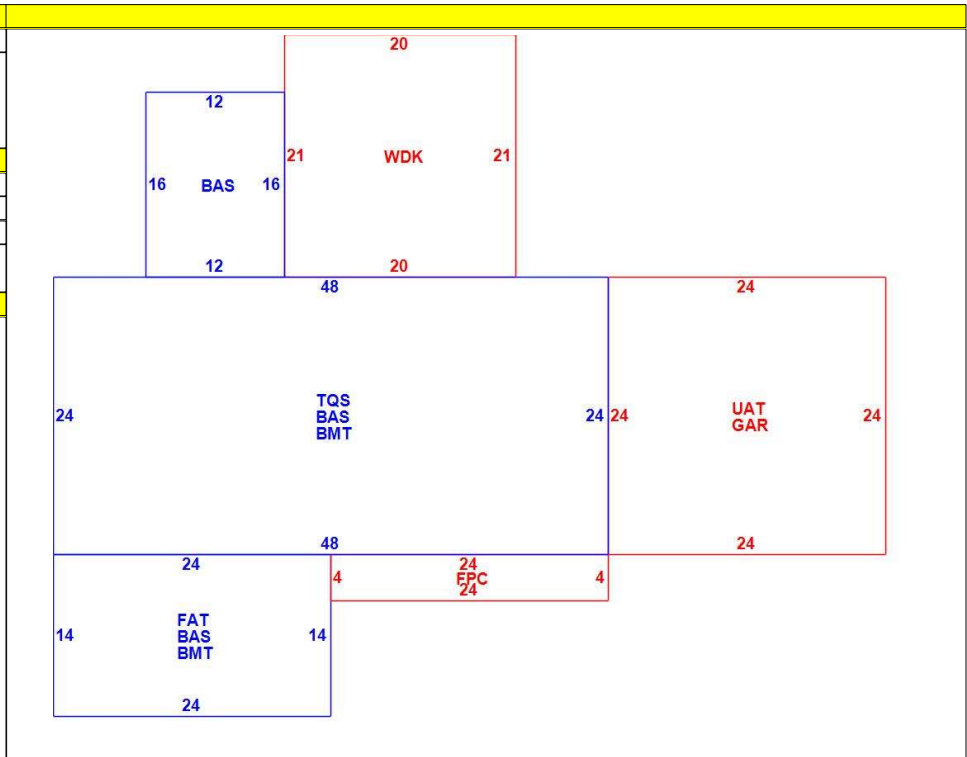
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2024	N5C	NO RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY													
Nbhd	Nbhd Name		B	Tracing		Batch											
0107				COTUIT													
NOTES																	
Appraised Bldg. Value (Card)										519,000							
Appraised Xf (B) Value (Bldg)										55,600							
Appraised Ob (B) Value (Bldg)										4,800							
Appraised Land Value (Bldg)										218,200							
Special Land Value										0							
Total Appraised Parcel Value										797,600							
Valuation Method										C							
Total Appraised Parcel Value										797,600							

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
BLDR-24-12	10-21-2024	804		200,000		0		Adding to the depth and width		08-23-2021	CK	01		03	Cycl Insp Comp
EXPR-24-1	10-03-2024	835		9,000		0		Remove and replace the roof		05-27-2020	DM			FR	Field Review
B28827	01-01-1986	DW	Dwelling	80,000	01-15-1988	100	12-31-1988	CO 11/2 S		09-11-2014	JR	03		16	In Office Review
										08-27-2013	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	0.460	AC	176,344.00	1.92125	1.0000	5	1.00	0107	1.400			1.0000	474,330.0	218,200
Total Card Land Units					0.46	AC	Parcel Total Land Area					0.46	Total Land Value					218,200

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	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
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	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			
			<b>CONDO DATA</b>		
Parcel Id			C	Owne	0.0
Adjust Type		Code	Description	Factor%	
Condo Flr					
Condo Unit					
			<b>COST / MARKET VALUATION</b>		
Building Value New		617,810			
Year Built		1986			
Effective Year Built		2003			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		16			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		84			
RCNLD		519,000			
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	2001		84		0.00	5,000
WDC	Wood Decking	L	420	20.00	1999		60		0.00	4,800
FOPC	Open Prch-roo	B	96	55.00	2001		84		0.00	3,800
GAR	Attached Gara	B	576	40.00	2001		84		0.00	17,200
BMT	Basement-Unfi	B	1,488	26.01	2001		84		0.00	29,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,680	1,680	1,680	243.52	409,114
BMT	Basement Area	0	1,488	0	0.00	0
FAT	Attic, Finished	50	336	50	36.24	12,176
FPC	Open Porch Conc. Floor	0	96	0	0.00	0
GAR	Attached Garage	0	576	0	0.00	0
TQS	Three Quarter Story	749	1,152	749	158.33	182,396
UAT	Attic, Unfinished	0	576	58	24.52	14,124
WDK	Wood Deck	0	420	0	0.00	0
Ttl Gross Liv / Lease Area		2,479	6,324	2,537		617,810

