

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
KIPNES, CHARLES D & ROBYN L 16 MUSKEGET LN CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	386,700	386,700		
			6 Septic		3	RES LAND	1010	153,600	153,600		
SUPPLEMENTAL DATA						Total				540,300	540,300
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 16 #DL 2 GIS ID F_966942_2703737				Plan Ref. 224/87 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)							
KIPNES, CHARLES D & ROBYN L	16770	0034	04-18-2003	Q	I	290,000	00	Year	Code	Assessed	Year	Code	Assessed		
MULLIN, PAUL F & WENDY L	8088	0109	06-15-1992	Q	I	131,500	U	2025	1010	386,700	2024	1010	364,500		
LESSARD, CHARLES A & WHITNEY LES	4844	0151	12-15-1985	Q	I	113,000	U		1010	153,600	2023	1010	310,000		
DRINKWATER, OSCAR T TR ETAL	4066	0179	04-15-1984	U	I	0	A					1010	139,600		
DRINKWATER, OSCAR T & CAROLA	1470	0614	04-30-1970	U		0		Total		540,300	Total		518,100	Total	449,600

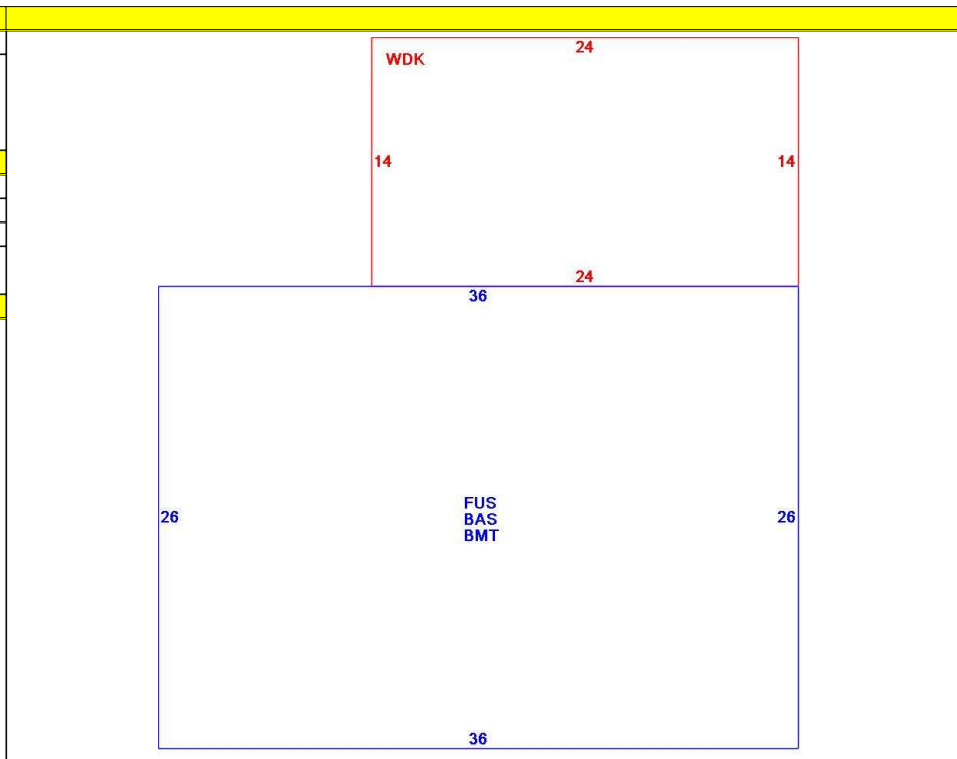
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int				
2013	5C	RESIDENTIAL EXEMPTION	0.00										
Total			0.00										

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0105				CENVIL				
NOTES				Appraised Bldg. Value (Card)				359,200
				Appraised Xf (B) Value (Bldg)				24,100
				Appraised Ob (B) Value (Bldg)				3,400
				Appraised Land Value (Bldg)				153,600
				Special Land Value				0
				Total Appraised Parcel Value				540,300
				Valuation Method				C
				Total Appraised Parcel Value				540,300

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	
EXPR-21-5	04-08-2021	835	Sid/Wind/Roof/	2,200		100		Weatherization	04-28-2020	LS			FR	Field Review	
									06-24-2016	KM	02		03	Cycl Insp Comp	
									12-29-2015	AL	03		16	In Office Review	
									06-15-2012	GC	03		16	In Office Review	
									06-12-2012	LH	03		16	In Office Review	
									07-24-2008	PT	02		14	Cyclical Inspection	
									10-11-2007	JR	03		16	In Office 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	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	03	Colonial			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
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			466,521		
Year Built			1970		
Effective Year Built			1995		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			23		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			77		
RCNLD			359,200		
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1993		77		0.00	4,600
WDC	Wood Decking	L	336	20.00	1995		52		0.00	3,400
BMT	Basement-Unfi	B	936	26.01	1993		77		0.00	19,500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	936	936	936	249.21	233,261	
BMT	Basement Area	0	936	0	0.00	0	
FUS	Upper Story	936	936	936	249.21	233,261	
WDK	Wood Deck	0	336	0	0.00	0	
Ttl Gross Liv / Lease Area		1,872	3,144	1,872		466,522	

