

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
KOPALA, RICHARD C & MARY L 169 SHEAFFER RD CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	374,200	374,200		
			6 Septic		3	RES LAND	1010	151,900	151,900		
SUPPLEMENTAL DATA						Total				526,100	526,100
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 160 #DL 2 GIS ID F_964575_2706363				Plan Ref. 247/84 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)					
KOPALA, RICHARD C & MARY L		1909 0333	08-01-1973	U	V	0		Year	Code	Assessed	Year	Code	Assessed
								2025	1010	374,200	2024	1010	370,700
									1010	151,900		1010	151,900
								Total		526,100	Total		522,600
								Total			Total		459,900

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												
Total			0.00											
ASSESSING NEIGHBORHOOD								APPRAISED VALUE SUMMARY						
Nbhd	Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				335,800	
0105							CENVIL		Appraised Xf (B) Value (Bldg)				26,500	
NOTES								Appraised Ob (B) Value (Bldg)				11,900		
								Appraised Land Value (Bldg)				151,900		
								Special Land Value				0		
								Total Appraised Parcel Value				526,100		
								Valuation Method				C		
								Total Appraised Parcel Value				526,100		

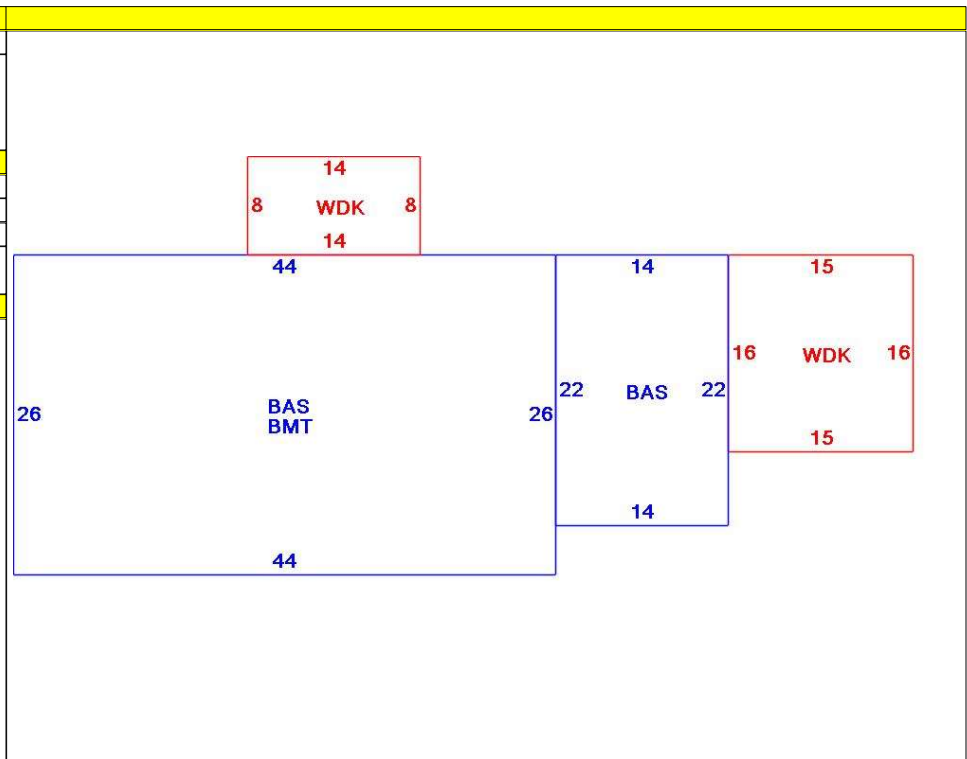
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-21-1 B15925	09-09-2021 02-01-1973	835 DW	Sid/Wind/Roof/ Dwelling	9,800 0	01-15-1974	100 100	12-31-1974	Roof Replacement Installing CE 1STORY	08-15-2023 04-23-2020 01-14-2020 08-25-2008 01-20-2000	EG LS MS PT PT	03 02 02 01		16 FR 03 14 00	In Office Review Field Review Cycl Insp Comp Cyclical Inspection Meas/Listed-Interior Acces	

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	0.340 AC	176,344.00	2.53383	1.0000	5	1.00	0105	1.000			1.0000	446,820.4
Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value			151,900

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					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
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	20	2 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	430,562
Year Built	1973
Effective Year Built	1996
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	22
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	78
RCNLD	335,800
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	1994		78		0.00	3,900
WDC	Wood Decking	L	240	20.00	1996		54		0.00	2,800
BMT	Basement-Unfi	B	1,144	26.01	1994		78		0.00	22,600
WDC	Wood Deck w/	L	112	18.00	1996		54		0.00	1,800
SHED	Shed	L	96	18.00	2020		100		0.00	1,700
GEN	Emergency Ge	L	1	5550.00	2020		100		0.00	5,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,452	1,452	1,452	296.53	430,562
BMT	Basement Area	0	1,144	0	0.00	0
WDK	Wood Deck	0	352	0	0.00	0
Ttl Gross Liv / Lease Area		1,452	2,948	1,452		430,562

