

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								801 FY2025 BARNSTABLE, MA VISION			
NICKERSON, JANET L PO BOX 540 COTUIT MA 02635				2	Above Street	2	Public Water					Description		Code	Assessed		Assessed						
						4	Gas	1	Paved			RESIDNTL	1010	414,100		414,100							
						6	Septic			2		RES LAND	1010	156,200		156,200							
SUPPLEMENTAL DATA												Total		570,300		570,300							
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 37 #DL 2 GIS ID F_944579_2693893						Plan Ref. TUBE 167 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)										
NICKERSON, JANET L				33420	0248	10-13-2020		U	I	0		1F	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
NICKERSON, STEPHEN L & JANET L				29610	0239	04-28-2016		Q	I	307,000		00	2025	1010	414,100	2024	1010	409,700	2023	1010	352,500		
ELIADIS, NESTOR & FANOULA				19280	0332	11-24-2004		U	I	100		1A											
ELIADIS, STAMATIS & CONSTANCE				19280	0330	11-24-2004		U	I	100		1A											
ELIADIS, STAMATIS & CONSTANCE				3288	0119	05-18-1981		U		0			Total		570,300	Total		565,900	Total		494,500		
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description			Amount		Code	Description			Number	Amount	Comm Int			APPRAISED VALUE SUMMARY							
2018	5C	RESIDENTIAL EXEMPTION			0.00																		
2025	22D	VET (SERVICE RELATED)			0.00																		
Total				0.00																			
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 364,600 Appraised Xf (B) Value (Bldg) 41,800 Appraised Ob (B) Value (Bldg) 7,700 Appraised Land Value (Bldg) 156,200 Special Land Value 0 Total Appraised Parcel Value 570,300 Valuation Method C Total Appraised Parcel Value 570,300											
Nbhd		Nbhd Name			B			Tracing			Batch												
0105											COTUIT												
NOTES																							
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						
18-2476	08-01-2018	835	Sid/Wind/Roof/		4,650		100		(1) Replacement Door			08-06-2024	EG	03		16	In Office Review						
17-1020	04-14-2017	882	Det Gar - Res		6,500	05-11-2018	0		CANCELLED - 16x20 Carport			08-07-2023	EG	03		16	In Office Review						
16-2041	08-09-2016	822	Insulation		2,292	06-30-2017	100	06-30-2017	Install 12" Cellulose to 1104' o			07-29-2022	EG	03		16	In Office Review						
B22538	09-01-1980	DW	Dwelling		0	01-15-1982	100	06-30-1982	CO 1 STOR			09-08-2021	JD	03		16	In Office Review						
												08-30-2021	JD	03		16	In Office Review						
												07-28-2020	PK	03		16	In Office Review						
												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	0.470	AC	176,344.00	1.88432	1.0000	5	1.00	0105	1.000				1.0000		332,285	156,200			
Total Card Land Units					0.47	AC	Parcel Total Land Area					0.47	Total Land Value					156,200					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1	1 Story			
Exterior Wall 1	25	Vinyl Siding			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			

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	2008		89		0.00	4,500
WDC	Wood Decking	L	196	20.00	1998		58		0.00	2,700
GAR	Attached Gara	B	308	40.00	2008		89		0.00	12,100
BMT	Basement-Unfi	B	1,104	26.01	2008		89		0.00	25,200
SHED	Shed	L	96	18.00	2017		96		0.00	1,700
SHD2	Shed w/Elec	L	96	26.00	2017		96		0.00	2,400
PAT1	Patio- Average	L	140	5.89	2017		98		0.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,104	1,104	1,104	337.46	372,554	
BMT	Basement Area	0	1,104	0	0.00	0	
GAR	Attached Garage	0	308	0	0.00	0	
PTO	Patio	0	140	0	0.00	0	
UAT	Attic, Unfinished	0	1,104	110	33.62	37,120	
WDK	Wood Deck	0	196	0	0.00	0	
Ttl Gross Liv / Lease Area		1,104	3,956	1,214		409,674	

