Property Location 471 OLD STAGE ROAD | Map ID 190/ 066/ / / | Bldg Name | State Use 1010
Vision ID 13149 | Account # 112336 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 12/19/2024 8:49:11 P

CURRENT OWNER

CAHOON, WILLIAM A & DEBRA L

471 OLD STAGE RD

CENTERVILLE MA 02632

TOPO		UTILITIES		STRT / ROAD		LOCATION	
1	Level	2	Public Water	1	Paved	9	Rear Location
		4	Gas				
		6	Septic			3	

SUPPLEMENTAL DATA

Alt Prcl ID
Split Zonin
BID Parcel
ResExpt Q YES:
#DL 1
#DL 2
GIS ID F_969106_2703875

Plan Ref.
Land Ct#
#SR
Life Estate
PP STATU
Assoc Pid#

CURRENT ASSESSMENT

Description	Code	Assessed	Assessed
RESIDNTL	1010	101,100	101,100
RES LAND	1010	174,200	174,200
Total		275,300	275,300

801

FY2025
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRIC	VC
CAHOON, WILLIAM A & DEBRA L	10770	0270	05-28-1997	Q	I	71,000	00
GARDNER, LILLIAN A ESTATE OF	10770	0268	05-28-1997			0	
GARDNER, LILLIAN A	0921	0493	10-06-1955	U		0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2025	1010	101,100	2024	1010	101,100	2023	1010	99,100
	1010	174,200		1010	174,200		1010	158,400
	Total	275,300		Total	275,300		Total	257,500

EXEMPTIONS

Year	Code	Description	Amount
2010	5C	RESIDENTIAL EXEMPTION	0.00
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0105				CENVIL

NOTES

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	81,500
Appraised Xf (B) Value (Bldg)	17,900
Appraised Ob (B) Value (Bldg)	1,700
Appraised Land Value (Bldg)	174,200
Special Land Value	0
Total Appraised Parcel Value	275,300
Valuation Method	C
Total Appraised Parcel Value	275,300

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpost/Result
04-29-2020	LS			FR	Field Review
02-14-2020	CK	06		03	Cycl Insp Comp
02-02-2011	NF	03		03	Cycl Insp Comp
12-29-2008	PT	02		14	Cyclical Inspection
07-25-2001	PT	01		00	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	0.870	AC	176,344.00	1.13555	1.0000	5	1.00	0105	1.000		1.0000	200,256.2	174,200

Total Card Land Units 0.87 AC | Parcel Total Land Area 0.87 | Total Land Value 174,200

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	36	Cottage
Model	01	Residential
Grade:	C	Average
Stories	1.3	
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	12	Hardwood
Interior Floor 2	14	Carpet
Heat Fuel	03	Gas
Heat Type	04	Hot Air
AC Type	01	None
Bedrooms	02	2 Bedrooms
Full Baths	1	
Half Baths	0	
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	10	1 Full-0 Half

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

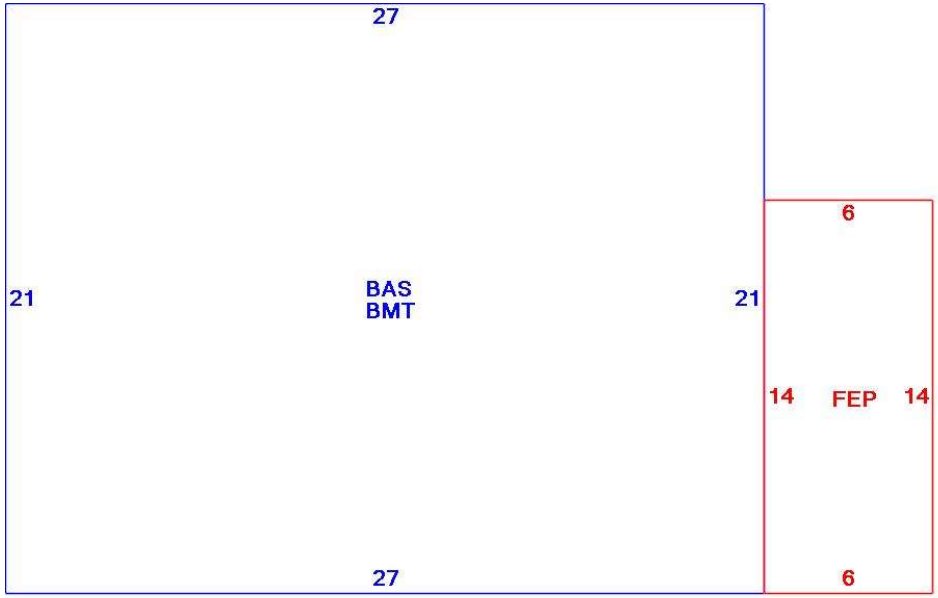
CONDO DATA

Parcel Id		C		Owne	0.0
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION

Building Value New	118,055
Year Built	1935
Effective Year Built	1984
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	31
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	69
RCNLD	81,500
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
SHED	Shed	L	144	18.00	2002		66		0.00	1,700
FEP	Enclosed porc	B	84	70.00	1979		69		0.00	5,200
BMT	Basement-Unfi	B	567	26.01	1979		69		0.00	12,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	567	567	567	208.21	118,055
BMT	Basement Area	0	567	0	0.00	0
FEP	Enclosed Porch	0	84	0	0.00	0
	Ttl Gross Liv / Lease Area	567	1,218	567		118,055