

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
MCGRATH, STEPHEN J & AMY C 82 HELMSMAN DRIVE CENTERVILLE MA 02632		3	Below Street	2	Public Water	1	Paved			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 407,600 161,200	Assessed 407,600 161,200
		4	Gas										
		6	Septic			3							
SUPPLEMENTAL DATA													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 9 #DL 2 GIS ID F_970147_2710559					Plan Ref. Land Ct# 24153-A #SR Life Estate PP STATU Assoc Pid#					Total		568,800	568,800

801
 FY2025
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)							
MCGRATH, STEPHEN J & AMY C KUZMINSKY, MICHAEL STEVEN KATRA, PATIENCE E SMITH, JAMES K TR SMITH, JAMES K TR		10021	0005	01-15-1996	Q	I	134,000	U					Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		7805	0215	12-15-1991	Q	I	111,000	U	2025	1010	407,600	2024	1010	399,300	2023	1010	346,500				
		5972	0080	06-15-1987	Q	I	129,900	U		1010	161,200			161,200			1010	146,600			
		C103426	0	09-15-1985	Q	I	1	U													
		C103426	0	09-15-1985	U	V	1	N													
Total												568,800	Total	560,500	Total	493,100					

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2010	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)	340,700		
				Appraised Xf (B) Value (Bldg)	60,800		
				Appraised Ob (B) Value (Bldg)	6,100		
				Appraised Land Value (Bldg)	161,200		
				Special Land Value	0		
				Total Appraised Parcel Value	568,800		
				Valuation Method	C		
				Total Appraised Parcel Value	568,800		

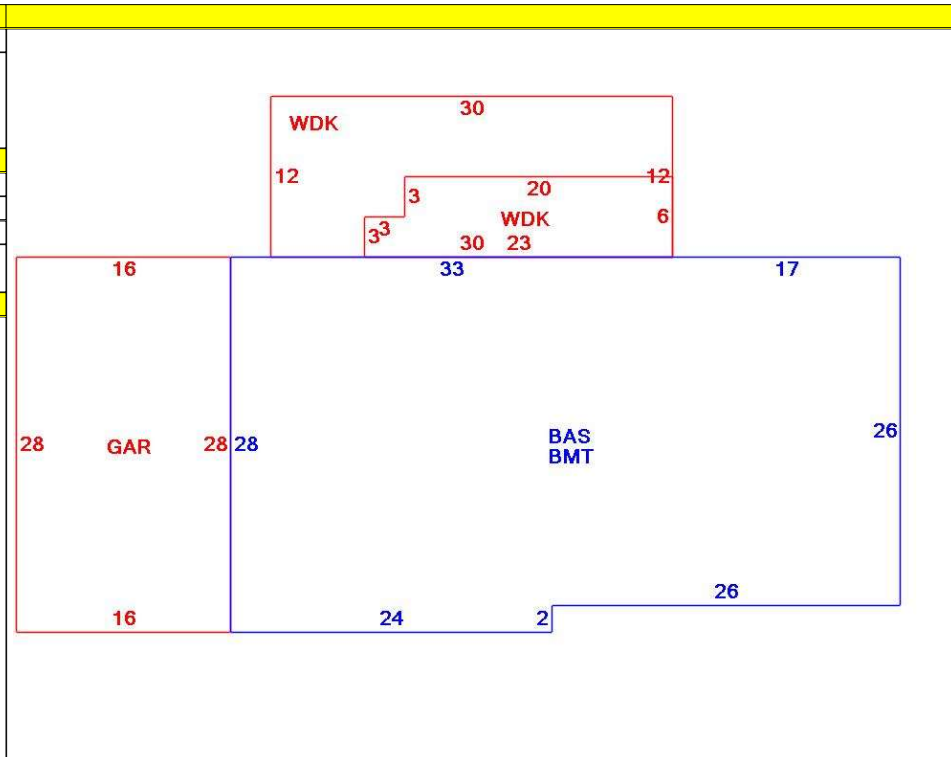
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201405747 B28995	09-12-2014 03-01-1986	IN DW	Insulation Dwelling	2,700 70,000	06-30-2015 01-15-1987	100 100	06-30-2015	INSULATE ATTIC; INSTALL V CE 1 STOR	04-22-2020 08-29-2016 12-16-1999 09-15-1996	LS SR PT ME	01 01 02		FR 03 00 01	Field Review Cycl Insp Comp Meas/Listed-Interior Acces Meas/Est

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	0.550 AC	176,344.00	1.66254	1.0000	5	1.00	0105	1.000		1.0000	293,171.9	161,200
Total Card Land Units					0.55	AC	Parcel Total Land Area					0.55	Total Land Value			161,200

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	23	Laminate			
Heat Fuel	02	Oil			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
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	20	2 Full-0 Half			

CONDO DATA			
Parcel Id	C	Ownr	0.0
Adjust Type	Code	Description	Factor%
Condo Flr	Condo Unit		

COST / MARKET VALUATION	
Building Value New	405,546
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	340,700
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	2001		84		0.00	4,200
BFA	Bsmt Fin-Avg	B	1,000	17.36	2001		84		0.00	14,600
WDC	Wood Decking	L	129	20.00	1999		60		0.00	2,300
GAR	Attached Gara	B	448	40.00	2001		84		0.00	14,500
BMT	Basement-Unfi	B	1,348	26.01	2001		84		0.00	27,500
WDC	Wood Deck w/	L	360	18.00	1999		60		0.00	3,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,348	1,348	1,348	300.85	405,546
BMT	Basement Area	0	1,348	0	0.00	0
GAR	Attached Garage	0	448	0	0.00	0
WDK	Wood Deck	0	489	0	0.00	0
Ttl Gross Liv / Lease Area		1,348	3,633	1,348		405,546

