

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MOORE, DONALD SCOTT & MARY E							Description	Code	Assessed	Assessed	801 FY2025 BARNSTABLE, MA
24 RUSSELL'S WAY							RESIDENTL	1010	609,300	609,300	
WESTFORD MA 01886							RES LAND	1010	271,300	271,300	
SUPPLEMENTAL DATA							Total		880,600	880,600	VISION
Alt Prcl ID			Split Zonin		Plan Ref.						
BID Parcel			ResExpt Q		Land Ct# 32290-E (SH 1)						
#DL 1 LOT 24			#DL 2		#SR						
GIS ID F_973026_2698338					Life Estate						
					PP STATU						
					Assoc Pid#						

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
MOORE, DONALD SCOTT & MARY ERWI			C219006	0	04-02-2019	Q	I	589,900	00	Year	Code	Assessed	Year	Code	Assessed	
E&B DEVELOPMENT LLC			C216265	0	05-24-2018	U	V	95,000	1	2025	1010	609,300	2024	1010	569,400	
CAREY, NANCY L & SIMARANO, VICTOR			D134689	0	06-22-2017	U	V	0	1F		1010	271,300	2023	1010	271,300	
SIMARANO, VINCENT J, CAREY, NANCY			C205005	0	11-18-2014	U	V	100	1A							
SIMARANO, VINCENT J			C102172	0	06-15-1985	Q	V	37,500	U							
											Total	880,600	Total	840,700	Total	777,900

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD		
Nbhd	Nbhd Name	B
0108		
	Tracing	Batch
		CENVIL

NOTES										
This signature acknowledges a visit by a Data Collector or Assessor										
APPRAISED VALUE SUMMARY										
Appraised Bldg. Value (Card)										499,700
Appraised Xf (B) Value (Bldg)										104,900
Appraised Ob (B) Value (Bldg)										4,700
Appraised Land Value (Bldg)										271,300
Special Land Value										0
Total Appraised Parcel Value										880,600
Valuation Method										C
Total Appraised Parcel Value										880,600

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
BLDR-23-44	04-14-2023	809	Deck	40,000	10-10-2023	100	06-30-2024	new deck with porch	10-10-2023	SR	02		02	Bldg Permit Completed
20-112	01-30-2020	880	Alt-Int work-Res	62,000	03-16-2020	100	06-30-2020	Finish basement frame walls, f	06-30-2020	TR	02		02	Bldg Permit Completed
18-2973	09-24-2018	834	Sheet Metal	13,200	04-10-2019	100	06-30-2019	Installation of one gas fired fur	05-18-2020	WD			FR	Field Review
18-1062	05-16-2018	824	New Cons1-2fa	270,000	04-10-2019	100	06-30-2019	new single family home 3 bed	02-26-2020	SAF			20	Sale Review
									04-10-2019	SR	03		02	Bldg Permit Completed

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	0.530	AC	176,344.00	1.70777	1.0000	5	1.00	0108	1.700		1.0000	511,961.9	271,300
Total Card Land Units					0.53	AC	Parcel Total Land Area					0.53	Total Land Value			271,300	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

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		520,490
Year Built		2018
Effective Year Built		2019
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		4
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		96
RCNLD		499,700
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
GAR	Attached Gara	B	432	40.00	2019		96		0.00	16,200
BMT	Basement-Unfi	B	1,256	26.01	2019		96		0.00	29,800
FOP	Open Porch-ro	B	45	55.00	2019		96		0.00	3,000
FPLG	Gas Fireplace-	B	1	2500.00	2019		96		0.00	2,400
WDC	Deck comp w	L	100	28.00	2018		98		0.00	4,700
BFA1	Bsmt Fin-Goo	B	1,256	32.56	2019		96		0.00	39,300
FOP	Open Porch-ro	B	380	55.00	2019		96		0.00	14,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,256	1,256	1,256	273.51	343,529
BMT	Basement Area	0	1,256	0	0.00	0
FOP	Open Porch	0	425	0	0.00	0
GAR	Attached Garage	0	432	0	0.00	0
TQS	Three Quarter Story	528	812	528	177.85	144,413
UAT	Attic, Unfinished	0	432	43	27.22	11,761
UHS	Half Story, Unfinished	0	252	76	82.49	20,787
WDK	Wood Deck	0	100	0	0.00	0
Ttl Gross Liv / Lease Area		1,784	4,965	1,903		520,490

