

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
ELLARD, JAMES VINCENT JR & HEID JAMES VINCENT ELLARD JR LIVING 8 GREAT POND ROAD BOXFORD MA 01921		2	Above Street	2	Public Water	1	Paved	9	Rear Location	Description RESIDNTL RES LAND	Code 1010 1010	Assessed 1,184,000 2,911,500	Assessed 1,184,000 2,911,500
		4	Gas			1	Excel View						
		6	Septic			3							
SUPPLEMENTAL DATA													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 #DL 2 GIS ID F_973295_2696451						Plan Ref. 154/11 Land Ct# #SR Life Estate PP STATU Assoc Pid#							
Total										4,095,500		4,095,500	

801
 FY2025
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
ELLARD, JAMES VINCENT JR & HEIDI F EPSTEIN, DIANNE G FISCHMAN, STEVEN S & GLAZER, MAR LONGTIME, GARY TR		35868	187	06-29-2023		Q	I	4,225,000		00									
		8461	0243	03-15-1993		U	I	1,225,000		1	2025	1010	1,184,000	2024	1010	1,193,600	2023	1010	1,032,300
		4262	0298	09-26-1984		Q	I	650,000		U		1010	2,911,500		1010	2,911,500		1010	2,711,100
	3308	0048	06-18-1981		Q		248,000		U										
Total										4,095,500		Total		4,105,100		Total		3,743,400	

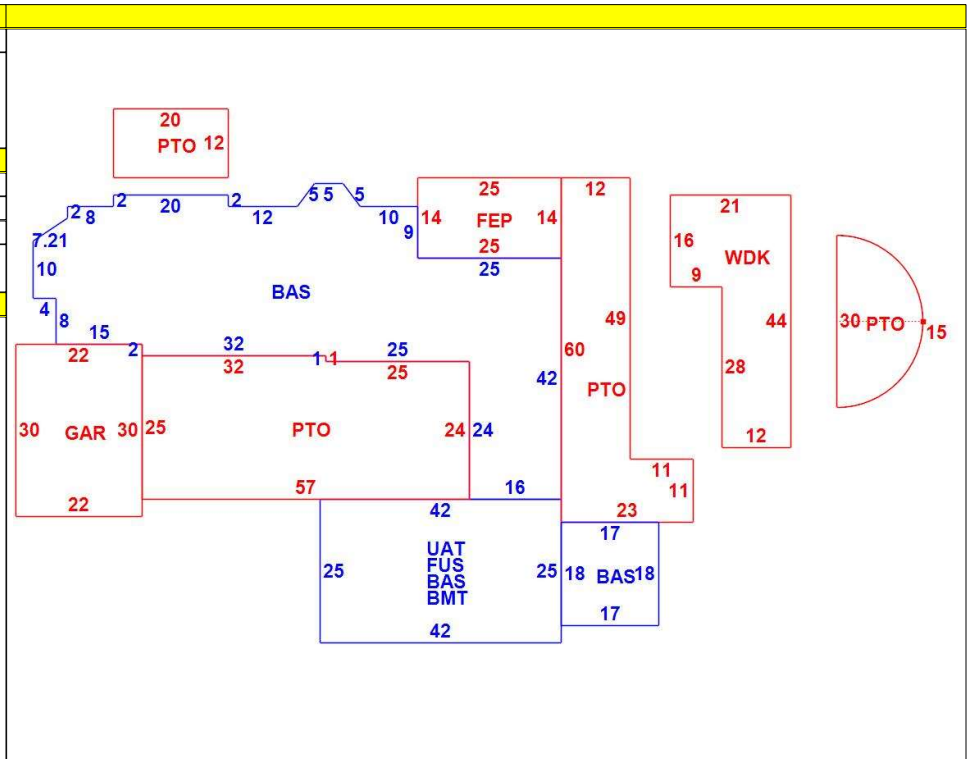
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2025	N5C	NO RESIDENTIAL EXEMPTION	0.00																	
Total			0.00																	

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B		Tracing	Batch						
0118					CENVIL						
NOTES								Appraised Bldg. Value (Card)	997,100		
								Appraised Xf (B) Value (Bldg)	69,200		
								Appraised Ob (B) Value (Bldg)	117,700		
								Appraised Land Value (Bldg)	2,911,500		
								Special Land Value	0		
								Total Appraised Parcel Value	4,095,500		
								Valuation Method	C		
								Total Appraised Parcel Value	4,095,500		

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
201202079	04-20-2012	IN	Insulation	1,500		100	06-30-2012	AIR SEAL-INSULATE	10-07-2021	SR	01		03	Cycl Insp Comp
201106457	11-16-2011	GN	Generator			100	06-30-2011	GAS GENERATOR	05-14-2020	WD			FR	Field Review
47526	07-20-2000	AD	Addition	200,000	02-16-2001	100	01-01-2001		09-25-2015	JR	03		16	In Office Review
B37716	05-01-1995	AD	Addition	104,000	01-15-1996	100	06-30-1995	CE ADD'N						

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	CBD	3	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0118	12.500		1.0000	2,204,300	2,204,300
1	1010	Single Fam M-0	CBD	3	3.970	AC 14,250.00	1.00000	1.0000	0	1.00	0118	12.500		1.0000	178,125	707,200
Total Card Land Units					4.97	AC	Parcel Total Land Area					4.97	Total Land Value			2,911,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2.15	2 Stories w/FA			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	07	7 Bedrooms			
Full Baths	6				
Half Baths	0				
Extra Fixtures					
Total Rooms	13	13 Rooms			
Bath Style	02	Average			
Kitchen Style	02	Modernized			
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	60	6 Full-0 Half			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		1,294,939
			Year Built		1925
			Effective Year Built		1994
			Depreciation Code		VG
			Remodel Rating		
			Year Remodeled		
			Depreciation %		23
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		77
			RCNLD		997,100
			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
BFA	Bsmt Fin-Avg	B	525	17.36	1989		77		0.00	7,000
FPL1	Fireplace 1 sto	B	2	5000.00	1989		77		0.00	7,700
FPO	Ext FP Openin	B	1	2000.00	1989		77		0.00	1,500
SPL3	Pool Gunite	L	880	75.00	1983		18	00	1.00	11,700
SHED	Shed	L	96	18.00	1983		28		0.00	500
DKLT	Dock-Light	L	1	60000.00	1990		42		0.00	25,200
PAT1	Patio- Average	L	880	5.89	2001		82		0.00	3,900
FEP	Enclosed porc	B	350	70.00	1989		77		0.00	14,500
GAR	Attached Gara	B	660	40.00	1989		77		0.00	17,400
BMT	Basement-Unfi	B	1,050	26.01	1989		77		0.00	21,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,926	3,926	3,926	254.86	1,000,576
BMT	Basement Area	0	1,050	0	0.00	0
FEP	Enclosed Porch	0	350	0	0.00	0
FUS	Upper Story	1,050	1,050	1,050	254.86	267,602
GAR	Attached Garage	0	660	0	0.00	0
PTO	Patio	0	2,834	0	0.00	0
UAT	Attic, Unfinished	0	1,050	105	25.49	26,760
WDK	Wood Deck	0	672	0	0.00	0
Ttl Gross Liv / Lease Area		4,976	11,592	5,081		1,294,938



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Total											4,095,500	Total	4,105,100	Total	3,743,400							

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Exterior Wall 2						Parcel Id		C		Owne	0.0
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Roof Cover	10	Wood Shingle				Adjust Type	Code	Description	Factor%		
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Interior Wall 2						Condo Unit					
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Heat Type	05	Hot Water				Effective Year Built					
AC Type	03	Central				Depreciation Code					
Bedrooms	07	7 Bedrooms				Remodel Rating					
Full Baths	6					Year Remodeled					
Half Baths	0					Depreciation %					
Extra Fixtures						Functional Obsol					
Total Rooms	13	13 Rooms				External Obsol					
Bath Style	02	Average				Trend Factor					
Kitchen Style	02	Modernized				Condition					
Occupancy						Condition %					
Sewer Occupan						Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	09	Blk/Pour Ftgs				Dep % Ovr					
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						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	
GEN1	Large Generat	L	1	29300.00	2011		84		0.00	24,600	
PAT2	Patio-Good	L	1,640	9.94	2001		77		0.00	10,500	
PATF	Flagstone Pav	L	353	30.00	2020		96		0.00	10,100	
WDC	Deck comp w	L	672	28.00	2021		94		0.00	16,200	
GAZ1	Gazebo - Stan	L	1	12887.00	2021		94	C	1.00	12,100	
PAT1	Patio- Average	L	520	5.89	2021		97		0.00	2,900	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											