

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
BIAGI, ROBERT C & CAROLA 142 CHERRY LANE AMHERST MA 01002		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	568,500	568,500		
			6 Septic		3	RES LAND	1010	285,000	285,000		
SUPPLEMENTAL DATA						Total				853,500	853,500
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 1 #DL 2 GIS ID F_974684_2698180		Plan Ref. 305/43 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)								
BIAGI, ROBERT C & CAROLA		34394 036	08-18-2021	Q	I	751,000	00	Year	Code	Assessed	Year	Code	Assessed			
CARR, SUSAN & HELFIN, LAURA TRS		31232 0169	04-30-2018	U	I	1	1F	2025	1010	568,500	2024	1010	579,900			
CARR, SUSAN & HEFLIN, LAURA TRS		30347 0300	03-15-2017	U	I	1	1F		1010	285,000		1010	285,000			
CARR, SUSAN & HEFLIN, LAURA TRS		30015 0267	10-18-2016	U	I	0	1A									
CREELMAN, JEAN M TR		8362 0195	12-15-1992	U	I	10	A									
Total								853,500		Total		864,900		Total		736,500

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
		Total	0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0108			CENVIL				
NOTES				Appraised Bldg. Value (Card) 501,600			
				Appraised Xf (B) Value (Bldg) 58,400			
				Appraised Ob (B) Value (Bldg) 8,500			
				Appraised Land Value (Bldg) 285,000			
				Special Land Value 0			
				Total Appraised Parcel Value 853,500			
				Valuation Method C			
				Total Appraised Parcel Value 853,500			

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
18-3012	09-12-2018	835	Sid/Wind/Roof/	2,600		100		1 door - barn landfill	01-12-2022	BM	03		16	In Office Review
17-3252	09-21-2017	835	Sid/Wind/Roof/	11,700		100		Re-Roof (Stripping old Shingle	05-19-2020	WD			FR	Field Review
16-1945	07-08-2016	835	Sid/Wind/Roof/	2,500	06-30-2017	100	06-30-2017	Replacement Windows (1) Uv	01-29-2018	SR	02		03	Cycl Insp Comp
B36917	07-01-1994	AD	Addition	100,000	01-15-1995	100	12-31-1995	CE FIRE	04-29-2014	TP	03		16	In Office Review
B34516	08-01-1991	AD	Addition	35,000	01-15-1992	100	12-31-1992	CE ADD'N	10-19-2001	PT	01		00	Meas/Listed-Interior Acces
B33935	08-01-1990	WD	Wood Deck	4,000	03-15-1991	100	12-31-1991	CE DECK	05-15-1992	ML	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	0.640 AC	176,344.00	1.48133	1.0000	5	1.00	0108	1.700	CENTERVILLE RIVER		1.0000	444,087.1	
1	1010	Single Fam M-0	RC	3	0.330 AC	2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000	WETLAND		1.0000	2,375	
Total Card Land Units					0.97 AC	Parcel Total Land Area					0.97	Total Land Value					285,000

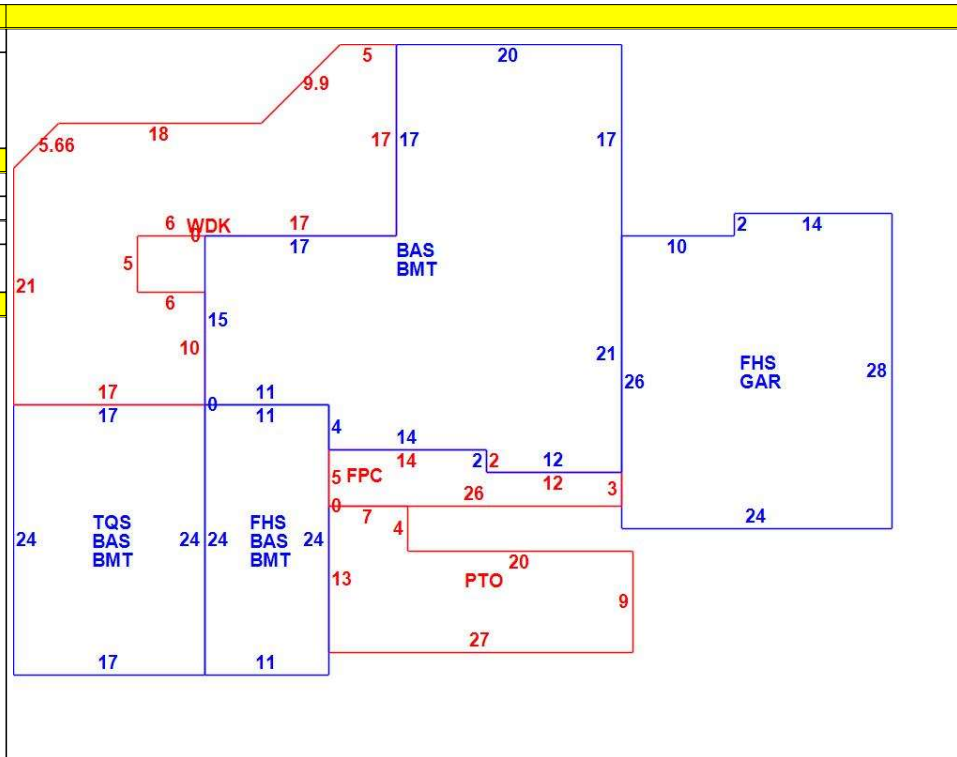
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Modern/Contemp			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
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	03	3 Bedrooms			
Full Baths	3				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	31	3 Full-1 Half			

CONDO DATA

Parcel Id		C		Owne	0.0
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					

COST / MARKET VALUATION

Building Value New	619,308
Year Built	1978
Effective Year Built	1999
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	501,600
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1997		81		0.00	4,900
WDC	Wood Decking	L	616	20.00	1997		56		0.00	6,400
FOPC	Open Prch-roo	B	106	55.00	1997		81		0.00	3,900
GAR	Attached Gara	B	652	40.00	1997		81		0.00	18,100
BMT	Basement-Unfi	B	1,695	26.01	1997		81		0.00	31,500
PAT2	Patio-Good	L	271	9.94	1993		74		0.00	2,100

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,695	1,695	1,695	256.12	434,130
BMT	Basement Area	0	1,695	0	0.00	0
FHS	Half Story	458	916	458	128.06	117,305
FPC	Open Porch Conc. Floor	0	106	0	0.00	0
GAR	Attached Garage	0	652	0	0.00	0
PTO	Patio	0	271	0	0.00	0
TQS	Three Quarter Story	265	408	265	166.36	67,873
WDK	Wood Deck	0	617	0	0.00	0
Ttl Gross Liv / Lease Area		2,418	6,360	2,418		619,308

