

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>	
SPRACKLIN, ROBERT P & BARBARA  27 CEDAR POINT CIRCLE  CENTERVILLE MA 02632		2   Above Street	2   Public Water	1   Paved		Description	Code	Assessed	Assessed		
			4   Gas			RESIDNTL	1010	599,000	599,000		
			6   Septic		3	RES LAND	1010	258,800	258,800		
<b>SUPPLEMENTAL DATA</b>						Total				857,800	857,800
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q YES:		Land Ct# 40754-A							
#DL 1 LOT 5		#DL 2		Life Estate							
GIS ID F_973649_2699113		Assoc Pid#		PP STATU D:Deleted							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
SPRACKLIN, ROBERT P & BARBARA A		C221526	0	12-30-2019	U	I	10	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SPRACKLIN, ROBERT P & BARBARA A		C215284	0	01-29-2018	U	I	270,000	1	2025	1010	599,000	2024	1010	567,100	2023	1010	503,700
WENGER, ROBERT J TR		D878304	0	07-12-2002	U	V	0	1A		1010	258,800		1010	258,800		1010	256,100
WENGER, CATHERINE V TR		C157696	0	05-19-2000	U	V	0	1A									
WENGER, CATHERINE V		D662017	0	04-01-1996	U	V	0	1A									
Total									857,800		Total		825,900		Total		759,800

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2023	5C	RESIDENTIAL EXEMPTION																
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch					
0108				CENVIL					
NOTES				Appraised Bldg. Value (Card)	533,900				
				Appraised Xf (B) Value (Bldg)	62,300				
				Appraised Ob (B) Value (Bldg)	2,800				
				Appraised Land Value (Bldg)	258,800				
				Special Land Value	0				
				Total Appraised Parcel Value	857,800				
				Valuation Method	C				
				Total Appraised Parcel Value	857,800				

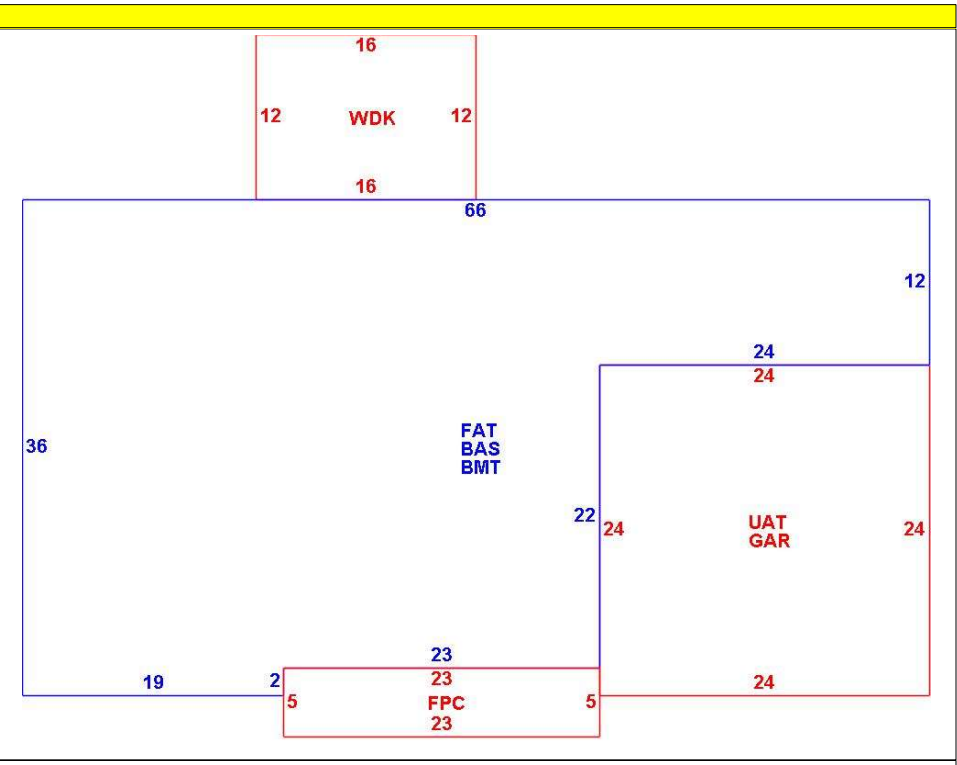
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
B26040	02-01-1984	DW	Dwelling	75,000	01-15-1985	100		CE	01-06-2023	LH	03		16	In Office Review	
									10-19-2020	SR	02		03	Cycl Insp Comp	
									06-01-2020	DM			FR	Field Review	
									09-07-2012	TW	03		16	In Office Review	
									12-18-2009	PT	02		14	Cyclical Inspection	
									10-15-2001	PT	01		00	Meas/Listed-Interior Acces	
									01-15-1985	FR					

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	0.350	AC	176,344.00	2.46674	1.0000	5	1.00	0108	1.700		1.0000	739,498.5	258,800
Total Card Land Units					0.35	AC	Parcel Total Land Area					0.35	Total Land Value			258,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.15	1 Story w/FAT			
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	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 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	Owne	0.0
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	613,673
Year Built	1984
Effective Year Built	2007
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	533,900
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	2005		87		0.00	5,200
WDC	Wood Decking	L	192	20.00	1999		60		0.00	2,800
FOPC	Open Prch-roo	B	115	55.00	2005		87		0.00	4,400
GAR	Attached Gara	B	576	40.00	2005		87		0.00	17,800
BMT	Basement-Unfi	B	1,759	26.01	2005		87		0.00	34,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,754	1,754	1,754	295.75	518,738
BMT	Basement Area	0	1,754	0	0.00	0
FAT	Attic, Finished	263	1,754	263	44.35	77,781
FPC	Open Porch Conc. Floor	0	115	0	0.00	0
GAR	Attached Garage	0	576	0	0.00	0
UAT	Attic, Unfinished	0	576	58	29.78	17,153
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		2,017	6,721	2,075		613,672

