

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
LEGRAW, JOAN  48 HARRISON ROAD  CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved	1 Lake/Pond Fro	Description RESIDNTL RES LAND	Code 1010 1010	Assessed 491,900 367,800	Assessed 491,900 367,800
			4 Gas		9 Rear Location				
			6 Septic		3				
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 7A & 6B2 #DL 2 GIS ID F_974813_2701961				Plan Ref. 121/87 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 859,700 859,700			

801  
 FY2025  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
LEGRAW, JOAN		29752 0048	06-24-2016	Q	I	535,000	00	Year	Code	Assessed	Year	Code	Assessed
BLYTHE, MARSHALL M & DORENE S		25389 0157	04-19-2011	U	I	412,500	1	2025	1010	491,900	2024	1010	487,300
NOYCE, PHILIP B		25016 0082	11-19-2010	U	I	1	1		1010	367,800	2023	1010	423,100
RELEASE OF RIGHT OF WAY		8558 0016	05-05-1993	U	I	1	A						342,000
NOYCE, PHILIP B & BARBARA SINCLAIR		8093 0308	07-15-1992	Q	I	250,000	U	Total 859,700 Total 855,100 Total 765,100					

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2019	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0109			CENVIL

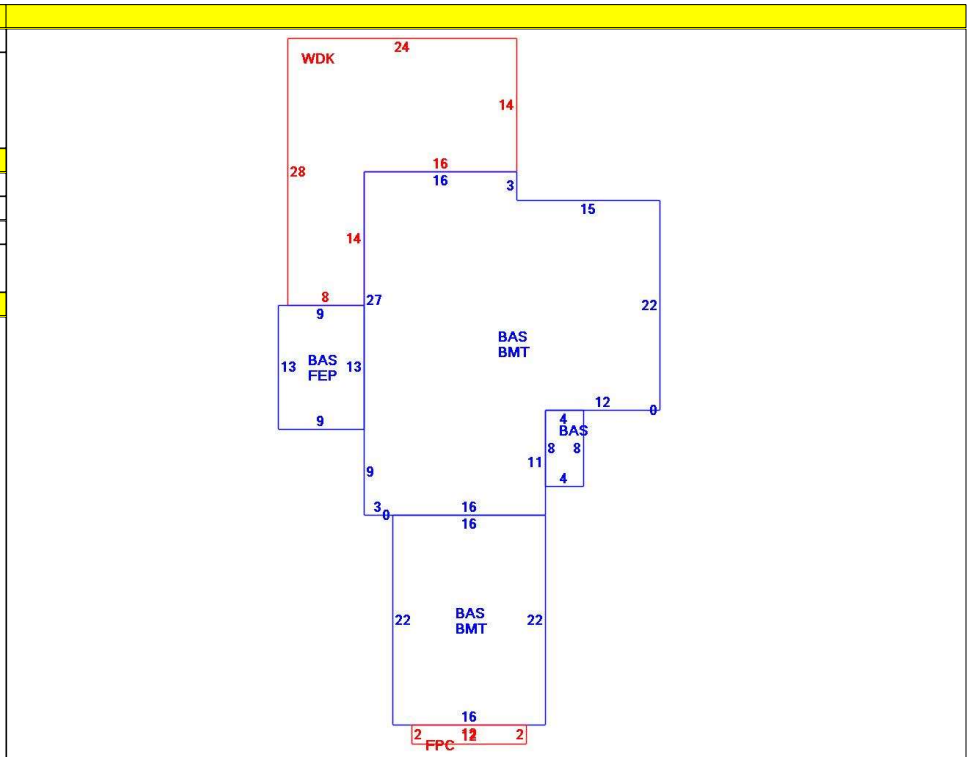
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	409,300
Appraised Xf (B) Value (Bldg)	73,400
Appraised Ob (B) Value (Bldg)	9,200
Appraised Land Value (Bldg)	367,800
Special Land Value	0
Total Appraised Parcel Value	859,700
Valuation Method	C
Total Appraised Parcel Value	859,700

NOTES							

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
19-4271	01-14-2020	822	Insulation	6,400		100		Air seal and insulate the attic,	06-03-2020	DM			FR	Field Review
17-700	03-20-2017	804	Addn Alt-Res	3,000	10-05-2017	100	06-30-2018	TO BUILD A SET OF STAIRS	09-04-2018	SR	02		02	Bldg Permit Completed
16-3010	10-27-2016	804	Addn Alt-Res	200,000	10-05-2017	100	06-30-2018	to demo & remodel the existin	07-24-2018	GC	03		16	In Office Review
201101999	05-27-2011	RE	Remodel	65,000	03-25-2014	100	06-30-2014	REMOD KIT/BTH/BMT-REPL	04-18-2018	MD	22		22	Change of Address
									06-22-2017	SR	02		13	CALL BACK
									08-23-2016	JR	03		20	Sale Review
									07-01-2016	TR	03		16	In Office Review

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	RD-	3	0.640 AC	176,344.00	1.48133	1.0000	5	1.00	0109	2.200	LONG POND		1.0000	574,687.4
Total Card Land Units					0.64 AC	Parcel Total Land Area					0.64	Total Land Value				367,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
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	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	30	3 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Owne 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		470,448
			Year Built		1955
			Effective Year Built		2007
			Depreciation Code		E
			Remodel Rating		
			Year Remodeled		
			Depreciation %		13
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		87
			RCNLD		409,300
			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	2005		87		0.00	4,400
BFA1	Bsmt Fin-Goo	B	939	32.56	2005		87		0.00	26,600
WDC	Wood Decking	L	448	20.00	1992		46		0.00	3,900
FOPC	Open Prch-roo	B	24	55.00	2005		87		0.00	1,500
BMT	Basement-Unfi	B	1,291	26.01	2005		87		0.00	27,600
BGAR	Bsmt Garage	B	1	2326.00	2005		70		0.00	1,600
FEP	Enclosed porc	B	117	70.00	2005		70		0.00	6,400
BFA	Bsmt Fin-Avg	B	352	17.36	2005		87		0.00	5,300
GEN	Emergency Ge	L	1	5550.00	2017		96		0.00	5,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,440	1,440	1,440	326.70	470,448
BMT	Basement Area	0	1,291	0	0.00	0
FEP	Enclosed Porch	0	117	0	0.00	0
FPC	Open Porch Conc. Floor	0	24	0	0.00	0
WDK	Wood Deck	0	448	0	0.00	0
Ttl Gross Liv / Lease Area		1,440	3,320	1,440		470,448

