

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
JUNKIN, JAMES M & MAUREEN 380 PHINNEY'S LANE CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	539,200	539,200		
			6 Septic		3	RES LAND	1010	156,500	156,500		
SUPPLEMENTAL DATA						Total				695,700	695,700
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 1 #DL 2 GIS ID F_974656_2703333				Plan Ref. 254/52 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)						
JUNKIN, JAMES M & MAUREEN		29271	0017	11-13-2015	Q	I	387,500	00	Year	Code	Assessed	Year	Code	Assessed
DORRER, ELAINE H		2456	0072	01-17-1977	U	I	100	1J	2025	1010	539,200	2024	1010	538,800
DORRER, ROBERT A & ELAINE H		1665	0268	06-09-1972	U		0			1010	156,500	2023	1010	467,500
Total									695,700	Total	695,300	Total	609,800	

EXEMPTIONS			OTHER ASSESSMENTS				APPRaised VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
Total			0.00					Appraised Bldg. Value (Card)	453,700			
ASSESSING NEIGHBORHOOD				Appraised Xf (B) Value (Bldg)				60,700				
Nbhd	Nbhd Name		B	Tracing		Batch		Appraised Ob (B) Value (Bldg)	24,800			
0105						CENVIL		Appraised Land Value (Bldg)	156,500			
NOTES				Special Land Value				0				
				Total Appraised Parcel Value				695,700				
				Valuation Method				C				
				Total Appraised Parcel Value				695,700				

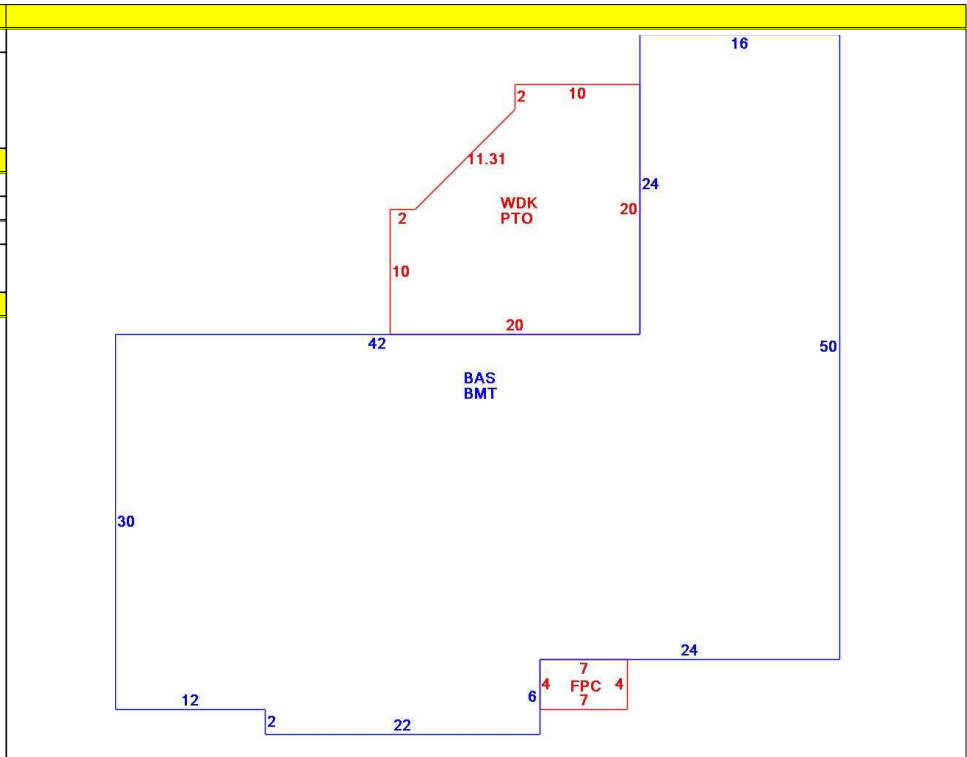
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
EXPR-23-1	12-13-2023	835	Sid/Wind/Roof/	28,550		100		Replace 8 windows and 1 pat	04-17-2020	WD			FR	Field Review
19-101	02-06-2019	839	Solar Panel-Re	3,000	06-30-2019	100	06-30-2019	Install 12.6kW solar panels on	09-20-2019	SR	01		02	Bldg Permit Completed
18-248	01-26-2018	835	Sid/Wind/Roof/	11,436	06-30-2019	100	06-30-2019	Replacement Doors (2) Patio	07-20-2015	TP	03		16	In Office Review
201202678	05-09-2012	PH	Pool Heater	0	06-30-2012	100	06-30-2012	POOL HTR	03-28-2014	NF	03		16	In Office Review
201105990	11-03-2011	GN	Generator		12-22-2011	100	06-30-2012	GENERATOR	01-12-2012	RB	03		16	In Office Review
201104347	08-15-2011	WD	Wood Deck	10,000	06-30-2012	100	06-30-2012	REBLD DECK						
200703786	06-19-2007	NR	New Roof	6,000	06-30-1997	100	06-30-1997	REROOF STRIPPING OLD						

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	0.480	AC	176,344.00	1.84893	1.0000	5	1.00	0105	1.000	PRICED W/230-146		1.0000	326,042.4	156,500
Total Card Land Units					0.48	AC	Parcel Total Land Area					0.48	Total Land Value			156,500		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
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	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 Rooms			
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
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	574,358
Year Built	1974
Effective Year Built	1997
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	79
RCNLD	453,700
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
FPL1	Fireplace 1 sto	B	1	5000.00	1995		79		0.00	4,000
BGR2	2 Stall Bmt Ga	B	1	3244.00	1995		79		0.00	2,600
SPL3	Pool Gunite	L	512	75.00	1984		20	00	1.00	8,600
BFA	Bsmt Fin-Avg	B	1,035	17.36	1995		79		0.00	14,200
WDC	Deck comp w	L	332	28.00	1996		54		0.00	5,000
PAT1	Patio- Average	L	332	5.89	1996		77		0.00	1,500
BMT	Basement-Unfi	B	2,072	26.01	1995		79		0.00	36,400
GEN	Emergency Ge	L	1	5550.00	2011		84		0.00	4,700
FOPC	Open Prch-roo	B	28	55.00	1995		79		0.00	1,500
SPH2	Pool Heater 50	L	1	3081.00	2012		86		0.00	2,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,072	2,072	2,072	277.20	574,358
BMT	Basement Area	0	2,072	0	0.00	0
FPC	Open Porch Conc. Floor	0	28	0	0.00	0
PTO	Patio	0	332	0	0.00	0
WDK	Wood Deck	0	332	0	0.00	0
Ttl Gross Liv / Lease Area		2,072	4,836	2,072		574,358



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						4	Gas					RESIDNTL	1010	539,200	539,200							
				6	Septic					3		RES LAND	1010	156,500	156,500							
SUPPLEMENTAL DATA												PREVIOUS ASSESSMENTS (HISTORY)										
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														2025	1010	539,200	2024	1010	538,800	2023	1010	467,500
															1010	156,500		1010	156,500		1010	142,300
														Total		695,700	Total		695,300	Total		609,800
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Roof Cover	03	Asph/F Gls/Cmp				Adjust Type	Code	Description	Factor%		
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Interior Wall 2						Condo Unit					
Interior Floor 1	14	Carpet				COST / MARKET VALUATION					
Interior Floor 2	12	Hardwood				Building Value New					
Heat Fuel	03	Gas				Year Built					
Heat Type	05	Hot Water				Effective Year Built					
AC Type	03	Central				Depreciation Code					
Bedrooms	03	3 Bedrooms				Remodel Rating					
Full Baths	2					Year Remodeled					
Half Baths	1					Depreciation %					
Extra Fixtures						Functional Obsol					
Total Rooms	8	8 Rooms				External Obsol					
Bath Style						Trend Factor					
Kitchen Style						Condition					
Occupancy						Condition %					
Sewer Occupan						Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	01	Poured Conc.				Dep % Ovr					
Rms Prts						Dep Ovr Comment					
Bath Split	21	2 Full-1 Half				Misc Imp Ovr					
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FPLG	Gas Fireplace-	B	1	2500.00	1995		79		0.00	2,000	
PAT1	Patio- Average	L	657	5.89	1984		65		0.00	2,400	
SOL2	Solar PV Pane	B	40	725.00	1995		0		0.00	0	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											