

State Use 1090
Print Date 12/20/2024 12:44:10

A large, two-story Cape Cod style house with a gambrel roof, white trim, and a full-width porch. The house is surrounded by a green lawn and landscaping. A date stamp '6.25.2018' is visible in the bottom right corner.

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,127	2,127	2,127	482.90	1,027,124
BMT	Basement Area	0	2,127	0	0.00	0
FEP	Enclosed Porch	0	30	0	0.00	0
FOP	Open Porch	0	392	0	0.00	0
FUS	Upper Story	1,884	1,884	1,884	482.90	909,780
GAR	Attached Garage	0	432	0	0.00	0
PTO	Patio	0	723	0	0.00	0
WDK	Wood Deck	0	210	0	0.00	0
Ttl Gross Liv / Lease Area		4,011	7,925	4,011		1,936,904

CURRENT OWNER			TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION							
SCUDLANE LLC 78 CEDAR CLIFF ROAD RIVERSIDE CT 06878			3	Below Street	4	Gas	1	Paved	1	Excel View	Description	Code	Assessed	Assessed								
					5	Well			9	Rear Location	RESIDNTL	1090	2,019,900	2,019,900								
					6	Septic			1		RES LAND	1090	3,532,500	3,532,500								
SUPPLEMENTAL DATA																						
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 UNNUM LOT #DL 2 GIS ID F_977959_2721065							Plan Ref. 474/32 Land Ct# #SR Life Estate PP STATU Assoc Pid#															
											Total		5,552,400		5,552,400							
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)										
												Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
												2025	1090	2,019,900	2024	1090	1,875,500	2023	1090	1,670,100		
												1090	3,532,500	1090	3,532,500	1090	2,039,000					
											Total		5,552,400		Total		5,408,000		Total		3,709,100	
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										APPRAISED VALUE SUMMARY												
										Appraised Bldg. Value (Card)										1,852,400		
										Appraised Xf (B) Value (Bldg)										93,200		
										Appraised Ob (B) Value (Bldg)										74,300		
										Appraised Land Value (Bldg)										3,532,500		
										Special Land Value										0		
										Total Appraised Parcel Value										5,552,400		
										Valuation Method										C		
										Total Appraised Parcel Value										5,552,400		
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					
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				
Total Card Land Units					Parcel Total Land Area										Total Land Value							

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CURRENT OWNER			TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						801 FY2025 BARNSTABLE, MA VISION																											
SCUDLANE LLC 78 CEDAR CLIFF ROAD RIVERSIDE CT 06878			3	Below Street	4	Gas	1	Paved	1	Excel View	Description	Code	Assessed	Assessed																														
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RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)																																
SCUDLANE LLC CURTIN, JOSEPH P TR CURTIN, JOHN J JR TR			28721	0258	03-06-2015	Q	I	3,550,000		00	2025	1090	Assessed	2024	1090	Assessed V	2023	1090	Assessed																									
			27043	0313	01-15-2013	U	I	0		1																																		
			7242	0168	07-15-1990	Q	I	500,000		U																																		
			Total		0.00																																							
EXEMPTIONS			OTHER ASSESSMENTS																																									
Year	Code	Description	Amount		Code	Description	Number	Amount		Comm Int	This signature acknowledges a visit by a Data Collector or Assessor																																	
Total		0.00																																										
ASSESSING NEIGHBORHOOD																																												
Nbhd		Nbhd Name			B			Tracing			Batch			APPRAISED VALUE SUMMARY																														
0122											BARNs																																	
NOTES																																												
															Total Appraised Parcel Value 5,552,400																													
																														Valuation Method C														
BUILDING PERMIT RECORD															VISIT / CHANGE HISTORY																													
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2	1090	Multi Hses M-01	R-2	1	0.670	AC	14,250.00	1.00000	1.0000	0	1.00	0122	19.000				1.0000		270,750	181,400																								
Total Card Land Units					0.67	AC	Parcel Total Land Area					1.91						Total Land Value					181,400																					

Property Location 120 SCUDDER'S LANE
Vision ID 19036 Account # 167161

Map ID 259/ 011/ //
Bldg # 2

Bldg Name
Sec # 1 of 1

Card # 3 of 3

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	36	Cottage			
Model	01	Residential			
Grade:	C	Average			
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					
Heat Fuel	04	Electric			
Heat Type	03	Hot Air-No Duc			
AC Type	03	Central			
Bedrooms	01	1 Bedroom			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	2				
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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
WDC	Wood Decking	L	412	20.00	2017		96		0.00	7,600
BMT	Basement-Unfi	B	364	26.01	2019		95		0.00	13,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	396	396	396	238.71	94,529	
BMT	Basement Area	0	364	0	0.00	0	
WDK	Wood Deck	0	412	0	0.00	0	
Ttl Gross Liv / Lease Area		396	1,172	396		94,529	

