

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>
COUGHLIN, KEVIN F & DOMENICA M  19 SMALL STREET  QUINCY MA 02171	1 Level	2 Public Water	1 Paved	1 Lake/Pond Vie	Description	Code	Assessed	Assessed	RESIDNTL 1010 396,300 RES LAND 1010 150,600	
		4 Gas								
		6 Septic			4					
<b>SUPPLEMENTAL DATA</b>						Total 546,900 546,900				
Alt Prcl ID		Split Zonin		Plan Ref. 213/85						
BID Parcel		ResExpt Q		Land Ct#						
#DL 1 LOT 33		#DL 2		Life Estate						
GIS ID F_981601_2698720		Assoc Pid#		PP STATU						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
COUGHLIN, KEVIN F & DOMENICA M	27977	0192	02-07-2014	Q	I	215,000	00	Year	Code	Assessed	Year	Code	Assessed
YOUNG, WILLIAM E JR TR	27977	0186	02-07-2014	U	I	0	1A	2025	1010	396,300	2024	1010	389,100
YOUNG, ELEANOR R TR	22410	0197	10-18-2007	U	I	0	00		1010	150,600		1010	150,600
YOUNG, WILLIAM E & ELEANOR R TRS	20276	0218	09-20-2005	U	I	0	1A	Total 546,900 Total 539,700 Total 476,100					
YOUNG, WILLIAM E & ELEANOR R	1446	0309	08-15-1969	U		0							

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			Batch HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	345,400
Appraised Xf (B) Value (Bldg)	35,800
Appraised Ob (B) Value (Bldg)	15,100
Appraised Land Value (Bldg)	150,600
Special Land Value	0
Total Appraised Parcel Value	546,900
Valuation Method	C
Total Appraised Parcel Value	546,900

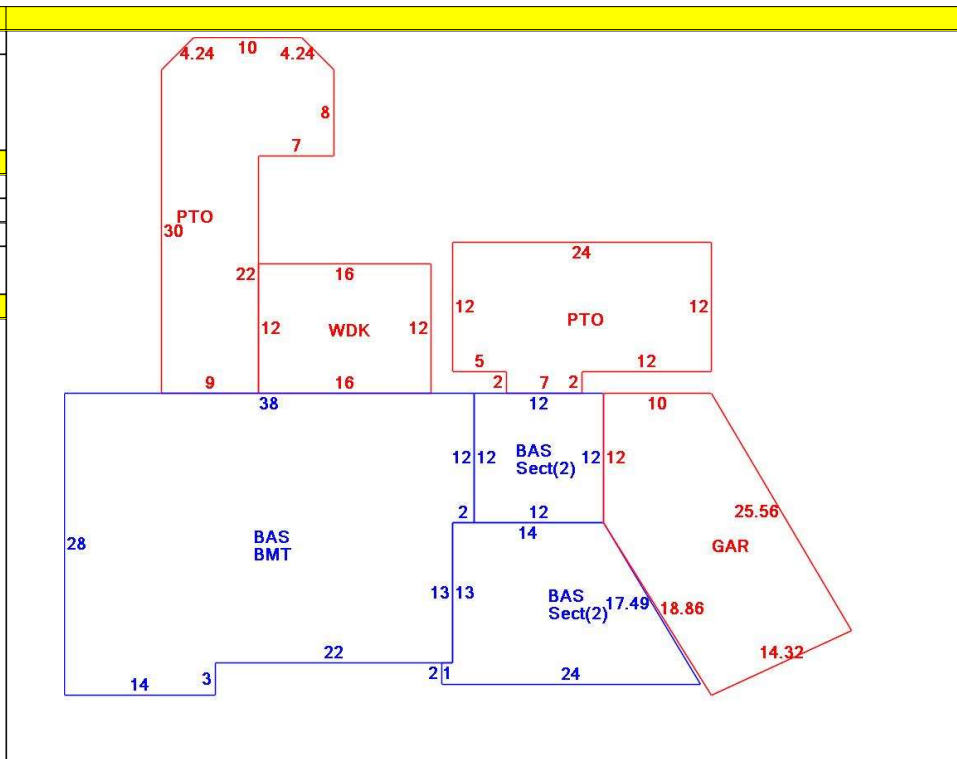
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
18-1262	05-29-2018	804	Addn Alt-Res	10,000	06-30-2020	100	06-01-2020	One story addition to expand e	06-30-2020	TR	02		02	Bldg Permit Completed
									05-22-2020	WD			FR	Field Review
									07-26-2019	SR	02		13	CALL BACK
									04-25-2018	MS	03		16	In Office Review
									01-07-2015	SR	02		14	Cyclical Inspection
									02-10-2014	TP	03		16	In Office Review
									02-27-2002	PT	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	RB	4	0.300 AC	176,344.00	2.84692	1.0000	5	1.00	0105	1.000		1.0000	502,033.7	150,600	
Total Card Land Units					0.30 AC	Parcel Total Land Area					0.30	Total Land Value					150,600

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	30				
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	04	Hot Air			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	10	1 Full-0 Half			

CONDO DATA			
Parcel Id		C	Ownr 0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	415,596
Year Built	1969
Effective Year Built	1994
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	77
RCNLD	345,400
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	1992		77		0.00	3,900
GAR	Attached Gara	B	378	40.00	1992		77		0.00	11,900
BMT	Basement-Unfi	B	966	26.01	1992		77		0.00	20,000
WDC	Deck comp w	L	192	28.00	2015		92		0.00	6,000
PAT2	Patio-Good	L	302	9.94	2015		96		0.00	2,900
PAT2	Patio-Good	L	365	9.94	2016		97		0.00	3,500
SHED	Shed	L	160	18.00	2016		94		0.00	2,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	966	966	966	298.99	288,824
BMT	Basement Area	0	966	0	0.00	0
GAR	Attached Garage	0	382	0	0.00	0
PTO	Patio	0	667	0	0.00	0
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		966	3,173	966		288,824



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YOUNG, WILLIAM E & ELEANOR R	1446	0309	08-15-1969	U		0							

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			
									Appraised Bldg. Value (Card) 345,400			
Total			0.00					Appraised Xf (B) Value (Bldg) 35,800				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			Batch HYAN

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
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Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
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Rms Prts					
Bath Split	10	1 Full-0 Half			

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Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	415,596
Year Built	2019
Effective Year Built	2020
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	3
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	97
RCNLD	345,400
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

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BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	424	424	424	298.99	126,772
Ttl Gross Liv / Lease Area		424	424	424		126,772

