

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
SEGEL, ROBERT G & SHERMAN, JA SS COTUIT NOMINEE TRUST 1376 MAIN STREET COTUIT MA 02635		1 Level	2 Public Water	1 Paved	9 Rear Location	Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1090	4,559,000	4,559,000		
			6 Septic		2	RES LAND	1090	5,059,600	5,059,600		
SUPPLEMENTAL DATA						Total				9,618,600	9,618,600
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT A1 #DL 2 GIS ID F_946445_2682860				Plan Ref. 644/13 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)								
SEGEL, ROBERT G & SHERMAN, JANIC		27222 0160	03-20-2013	Q	I	4,500,000	00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
RUSSELL, FRANCIS J TR		26261 0126	04-19-2012	U	I	1	1A	2025	1090	4,559,000	2024	1090	4,604,300	2023	1090	3,986,300
PELLETIER, MARY M TR		15296 0155	06-25-2002	U	I	100	1F		1090	5,059,600		1090	5,059,600		1090	4,642,800
MCCOWN, MARY M		8210 0015	09-18-1992	U	I	100	1A									
MCCOWN, MARY M & FRANCES M		5492 0123	12-30-1986	U	V	1	1A									
Total								9,618,600	Total		9,663,900	Total		8,629,100		

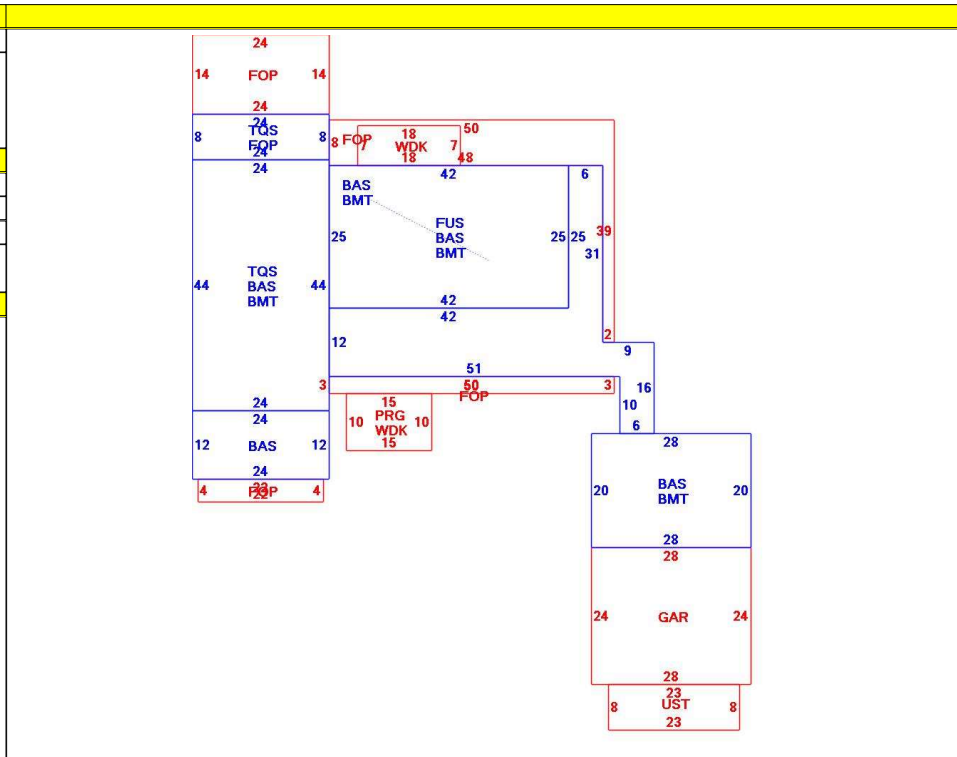
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch					
WF10			COTUIT						
NOTES				Appraised Bldg. Value (Card) 3,784,500					
				Appraised Xf (B) Value (Bldg) 219,400					
				Appraised Ob (B) Value (Bldg) 555,100					
				Appraised Land Value (Bldg) 5,059,600					
				Special Land Value 0					
				Total Appraised Parcel Value 9,618,600					
				Valuation Method C					
				Total Appraised Parcel Value 9,618,600					

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
17-3919	12-04-2017	804	Addn Alt-Res	500,000	06-19-2019	100	06-30-2019	Raise the Barn to install an 8' f	06-09-2020	WD			FR	Field Review
201401414	03-25-2014	BR	Barn	6,000	06-27-2014	100	06-30-2012	BR 2 NEW MARVIN HINGED	08-05-2019	CK	22		22	Change of Address
201308878	02-26-2014	SP	Swimming Pool	71,000	05-06-2015	100	06-30-2015	POOL 20X45 W SPA & 4' FNC	07-10-2019	SR	02		02	Bldg Permit Completed
201301512	03-22-2013	DE	Demolish	5,000	06-14-2013	100	06-30-2013	DEMO & REMOV SHED	08-13-2018	SR	01		13	CALL BACK
201300873	03-08-2013	DW	Dwelling	1,600,000	09-08-2014	100	06-30-2015	NW DW 4 BDRM W 2CAR GA	05-06-2015	RB	03		16	In Office Review
201300872	03-08-2013	DE	Demolish	10,000	05-10-2013	100	06-30-2013	DEMO 1/2 OF EXIST DW	05-06-2015	NF	03		16	In Office Review
201300871	03-08-2013	OT	Other	30,000	06-27-2014	100	06-30-2014	RELOCATE APPROX 1/2 MAI	12-12-2014	NF	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	1090	Multi Hses M-01	RF	2	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	WF10	26.000		1.0000	4,584,944	4,584,900	
1	1090	Multi Hses M-01	RF	2	0.200 AC	2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000	WETLAND	1.0000	2,375	500	
Total Card Land Units					1.20 AC	Parcel Total Land Area					2.48	Total Land Value					4,585,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	S-	Superior Minus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	21	Stone/Masonry			
Roof Structure	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2	06	Cust Wd Panel			
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	6				
Half Baths	1				
Extra Fixtures					
Total Rooms	10	10 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan	2				
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	61	6 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	3,568,856	
			Year Built	2013	
			Effective Year Built	2016	
			Depreciation Code	A	
			Remodel Rating		
			Year Remodeled		
			Depreciation %	6	
			Functional Obsol	0	
			External Obsol	0	
			Trend Factor	1	
			Condition		
			Condition %		
			Percent Good	94	
			RCNLD	3,354,700	
			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
GSQT	Guest Quarter	L	1,272	122.81	2017		100	S-	2.75	429,600
BMT1	Basement-Unfi	L	1,020	28.00	2017		98		0.00	28,400
STRS	Stairs to Water	L	16	122.52	1986		24	C	1.00	500
FPL3	Fireplace 2 sto	B	1	7000.00	2015		94		0.00	6,600
BFA3	Bsmt Fin-Exc-	B	972	63.36	2015		94		0.00	57,900
WDC	Wood Deck w/	L	150	18.00	2013		88		0.00	3,200
BMT	Basement-Unfi	B	3,506	26.01	2015		94		0.00	67,900
FOP	Open Porch-ro	B	1,228	55.00	2015		94		0.00	41,800
GAR	Attached Gara	B	672	40.00	2015		94		0.00	21,500
UST	Utility Storage-	B	184	17.11	2015		94		0.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,794	3,794	3,794	631.10	2,394,384
BMT	Basement Area	0	3,506	0	0.00	0
FOP	Open Porch	0	1,228	0	0.00	0
FUS	Upper Story	1,050	1,050	1,050	631.10	662,652
GAR	Attached Garage	0	672	0	0.00	0
PRG	Pergola	0	150	0	0.00	0
TQS	Three Quarter Story	811	1,248	811	410.11	511,820
UST	Utility Enclosure	0	184	0	0.00	0
WDK	Wood Deck	0	276	0	0.00	0
Ttl Gross Liv / Lease Area		5,655	12,108	5,655		3,568,856



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Grade:	S-	Superior Minus									
Stories	2	2 Stories									
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Exterior Wall 2	21	Stone/Masonry				Parcel Id		C	Ownr	0.0	
Roof Structure	03	Gable/Hip						B	S		
Roof Cover	10	Wood Shingle				Adjust Type	Code	Description	Factor%		
Interior Wall 1	05	Drywall				Condo Flr					
Interior Wall 2	06	Cust Wd Panel				Condo Unit					
Interior Floor 1	12	Hardwood				COST / MARKET VALUATION					
Interior Floor 2						Building Value New					
Heat Fuel	03	Gas				Year Built					
Heat Type	04	Hot Air				Effective Year Built					
AC Type	03	Central				Depreciation Code					
Bedrooms	04	4 Bedrooms				Remodel Rating					
Full Baths	6					Year Remodeled					
Half Baths	1					Depreciation %					
Extra Fixtures						Functional Obsol					
Total Rooms	10	10 Rooms				External Obsol					
Bath Style						Trend Factor					
Kitchen Style						Condition					
Occupancy						Condition %					
Sewer Occupan	2					Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	01	Poured Conc.				Dep % Ovr					
Rms Prts						Dep Ovr Comment					
Bath Split	61	6 Full-1 Half				Misc Imp Ovr					
						Misc Imp Ovr Comment					
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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	126	20.00	2013		88		0.00	3,400	
PRG1	Pergola-Avg	L	150	18.00	2013		78	C	1.00	2,100	
SPL3	Pool Gunite	L	920	75.00	2013		78	00	1.00	52,400	
SPH3	Pool Heater 80	L	1	4116.00	2013		88		0.00	3,600	
SPC1	Pool Cover-Au	L	920	17.53	2013		88		0.00	14,200	
PATF	Flagstone Pav	L	448	30.00	2013		94		0.00	12,400	
GEN	Emergency Ge	L	1	5550.00	2017		96		0.00	5,300	
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						Appraised Ob (B) Value (Bldg)				555,100
						Appraised Land Value (Bldg)				5,059,600
						Special Land Value				0
						Total Appraised Parcel Value				9,618,600
						Valuation Method				C
						Total Appraised Parcel Value				9,618,600

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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
2	1090	Multi Hses M-01	RF	2	1.280 AC	14,250.00	1.00000	1.0000	0	1.00	WF10	26.000		1.0000	370,500	474,200
Total Card Land Units					1.28	AC	Parcel Total Land Area					2.48	Total Land Value			474,200

