

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>	
DELAHUNT, STEPHANIE J  91 MEADOW STREET  FRAMINGHAM MA 01701		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	454,400	454,400		
			6 Septic		4	RES LAND	1010	174,700	174,700		
<b>SUPPLEMENTAL DATA</b>						Total				629,100	629,100
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct# 36483-D							
#DL 1 LOT 13		#DL 2		Life Estate							
GIS ID F_983197_2696990		Assoc Pid#		PP STATU							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DELAHUNT, STEPHANIE J		C223362	0	08-14-2020	Q	I	456,000	00	Year	Code	Assessed	Year	Code	Assessed		
COLBY, EDWIN A & ESTHER R		C216850	0	07-25-2018	U	I	100	1F	2025	1010	454,400	2024	1010	430,700		
COLBY, EDWIN A & ESTHER R		C133682	0	05-15-1994	U	I	1	A		1010	174,700	2023	1010	383,400		
COLBY, EDWIN A & ESTHER R		C97710	0	08-15-1984	U	I	97,000	O					1010	172,600		
NICKULAS, LARRY		C97479	0	07-15-1984	U	V	1	R	Total							
						Total		629,100		Total		605,400		Total		556,000

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					
0106				HYAN	Appraised Bldg. Value (Card)				397,600
					Appraised Xf (B) Value (Bldg)				52,600
					Appraised Ob (B) Value (Bldg)				4,200
					Appraised Land Value (Bldg)				174,700
					Special Land Value				0
					Total Appraised Parcel Value				629,100
					Valuation Method				C
					Total Appraised Parcel Value				629,100

NOTES											VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-24-8	07-05-2024	835		2,960		0		Install 1 replacement patio doo	08-24-2021	BM	03		16	In Office Review	
EXPR-22-7	05-18-2022	835	Sid/Wind/Roof/	3,239		100		Air sealing and cellulose insula	05-26-2020	WD			FR	Field Review	
EXPR-21-7	05-04-2021	835	Sid/Wind/Roof/	1,873		100		Removing and replacing (2) wi	02-16-2018	SR	01		03	Cycl Insp Comp	
									04-18-2014	JR	03		16	In Office Review	

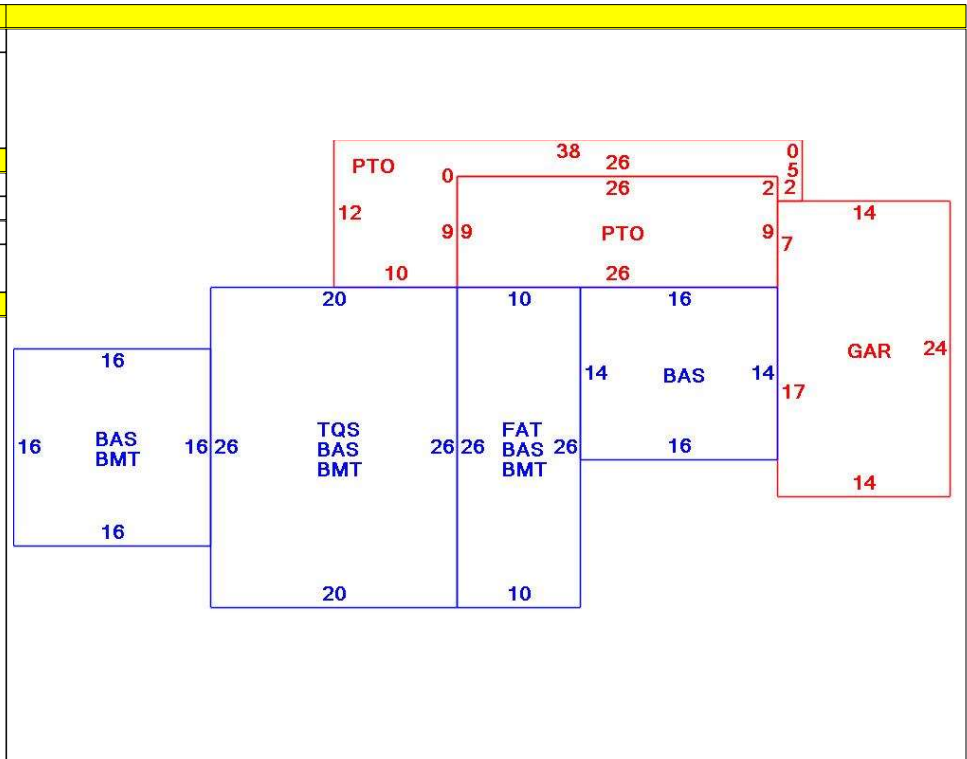
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value	
1	1010	Single Fam M-0	RB	4	0.340	AC	176,344.00	2.53383	1.0000	5	1.00	0106	1.150		1.0000	513,848.7	174,700

Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value				174,700
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	25	Vinyl Siding			
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	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION		
Building Value New		479,076
Year Built		1984
Effective Year Built		2002
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		17
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		83
RCNLD		397,600
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2000		83		0.00	5,000
SHED	Shed	L	140	18.00	1990		42		0.00	1,100
BFA	Bsmt Fin-Avg	B	900	17.36	2000		83		0.00	13,000
PAT1	Patio- Average	L	234	5.89	2004		85		0.00	1,200
GAR	Attached Gara	B	336	40.00	2000		83		0.00	12,000
BMT	Basement-Unfi	B	1,036	26.01	2000		83		0.00	22,600
PAT2	Patio-Good	L	208	9.94	2004		85		0.00	1,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,260	1,260	1,260	292.66	368,745
BMT	Basement Area	0	1,036	0	0.00	0
FAT	Attic, Finished	39	260	39	43.90	11,414
GAR	Attached Garage	0	336	0	0.00	0
PTO	Patio	0	442	0	0.00	0
TQS	Three Quarter Story	338	520	338	190.23	98,917
Ttl Gross Liv / Lease Area		1,637	3,854	1,637		479,076

