

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>	
MULLIN, HUGH H & KIMBERLY A TRS MULLIN REALTY TRUST 265 HIGH ST  WINCHESTER MA 01890		1 Level	2 Public Water	1 Paved	1 Lake/Pond Fro	Description	Code	Assessed	Assessed		
		4 Gas				RESIDENTL	1010	880,200	880,200		
		6 Septic			4	RES LAND	1010	297,000	297,000		
<b>SUPPLEMENTAL DATA</b>						Total				1,177,200	1,177,200
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 19 #DL 2 GIS ID F_982855_2696633				Plan Ref. Land Ct# 36483-D #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)								
MULLIN, HUGH H & KIMBERLY A TRS	C158426	0	07-20-2000	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed			
MULLIN, HUGH H	C157625	0	05-12-2000	Q	I	325,000	00	2025	1010	880,200	2024	1010	835,100			
JONES, ROBERT M & RUTH M	C105733	0	03-15-1986	Q	I	194,500	U		1010	297,000		1010	297,000			
BRISS, HERBERT RICHARD & RD	C99793	0	01-15-1985	U	I	145,000	R									
NICKULAS, LARRY	C97479	0	07-15-1984	U	V	1	R									
Total								1,177,200		Total		1,132,100		Total		1,033,700

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			
0108				HYAN			
<b>NOTES</b>				Appraised Bldg. Value (Card) 798,800			
				Appraised Xf (B) Value (Bldg) 57,500			
				Appraised Ob (B) Value (Bldg) 23,900			
				Appraised Land Value (Bldg) 297,000			
				Special Land Value 0			
				Total Appraised Parcel Value 1,177,200			
				Valuation Method C			
				Total Appraised Parcel Value 1,177,200			

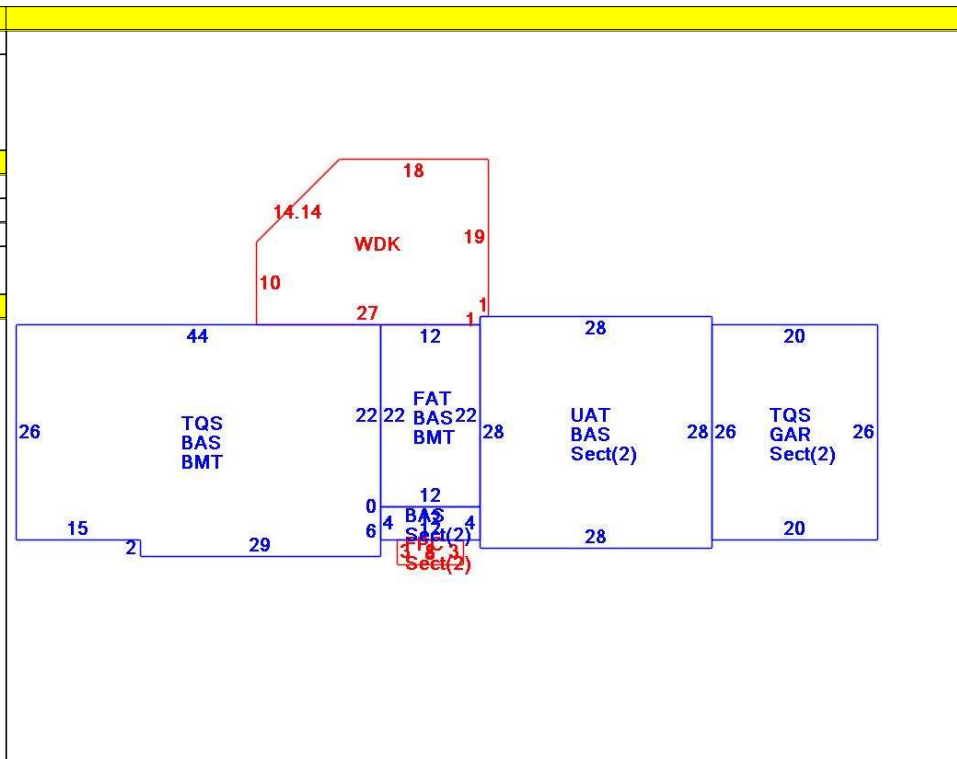
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
18-3409	10-30-2018	804	Addn Alt-Res	200,000	06-12-2019	100	06-30-2019	Convert existing (2) Car Garag	05-26-2020	WD			FR	Field Review
51857	02-26-2001	RE	Remodel	36,000	05-01-2002	100	01-01-2002	XTND DORMER, KITCH, WIN	08-06-2019	SR	02		02	Bldg Permit Completed
B27100	10-01-1984	DW	Dwelling	0	01-15-1985	100		HY 1.5 ST	02-16-2018	SR	02		03	Cycl Insp Comp
									08-26-2014	JR	03		16	In Office Review
									05-01-2002	MF	02		02	Bldg Permit Completed
									02-22-2002	PT	01		00	Meas/Listed-Interior Acces
									07-15-1988	ML	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	0.890 AC	176,344.00	1.11212	1.0000	5	1.00	0108	1.700		1.0000	333,395.9	296,700
1	1010	Single Fam M-0	RB	4	0.130 AC	2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000	WETLAND	1.0000	2,375	300
Total Card Land Units					1.02 AC	Parcel Total Land Area					1.02	Total Land Value				297,000

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	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	4				
Half Baths	0				
Extra Fixtures					
Total Rooms	9				
Bath Style					
Kitchen Style	02	Modernized			
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	40	4 Full-0 Half			

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

COST / MARKET VALUATION		
Building Value New		885,840
Year Built	1984	
Effective Year Built	2007	
Depreciation Code	G	
Remodel Rating		
Year Remodeled		
Depreciation %	13	
Functional Obsol	0	
External Obsol	0	
Trend Factor	1	
Condition		
Condition %		
Percent Good	87	
RCNLD	798,800	
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	2005		87		0.00	5,200
WDC	Wood Deck w/	L	509	18.00	2004		70		0.00	6,000
FOPC	Open Prch-roo	B	48	55.00	2005		87		0.00	2,400
BMT	Basement-Unfi	B	1,444	26.01	2005		87		0.00	30,000
PATF	Flagstone Pav	L	528	30.00	2018		99		0.00	15,100
FPIT	Fire Pit	L	1	3010.00	2018		94	C	1.00	2,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,466	1,466	1,466	250.59	367,366
BMT	Basement Area	0	1,466	0	0.00	0
FAT	Attic, Finished	40	264	40	37.97	10,024
TQS	Three Quarter Story	781	1,202	781	162.82	195,712
WDK	Wood Deck	0	509	0	0.00	0
Ttl Gross Liv / Lease Area		2,287	4,907	2,287		573,102



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	6	Septic					4		RES LAND	1010	297,000	297,000
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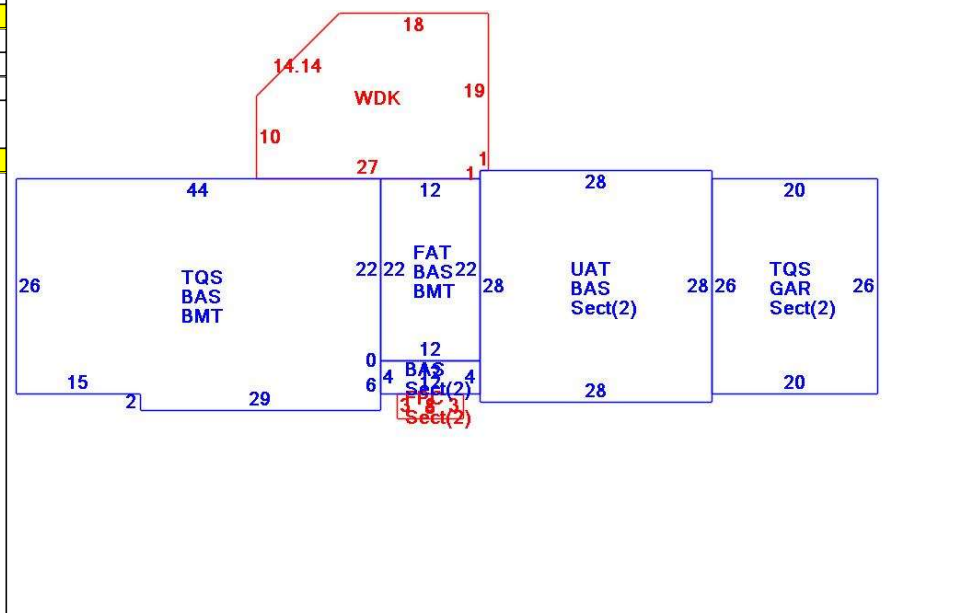
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Extra Fixtures					
Total Rooms					
Bath Style					
Kitchen Style	02	Modernized			
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split					

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

COST / MARKET VALUATION		
Building Value New		885,840
Year Built		2018
Effective Year Built		2019
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		4
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		96
RCNLD		798,800
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
GAR	Attached Gara	B	520	40.00	2019		96		0.00	18,300
FOPC	Open Prch-roo	B	24	55.00	2019		96		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	832	832	832	250.59	208,492
FPC	Open Porch Conc. Floor	0	24	0	0.00	0
GAR	Attached Garage	0	520	0	0.00	0
TQS	Three Quarter Story	338	520	338	162.88	84,700
UAT	Attic, Unfinished	0	784	78	24.93	19,546
Ttl Gross Liv / Lease Area		1,170	2,680	1,248		312,738

