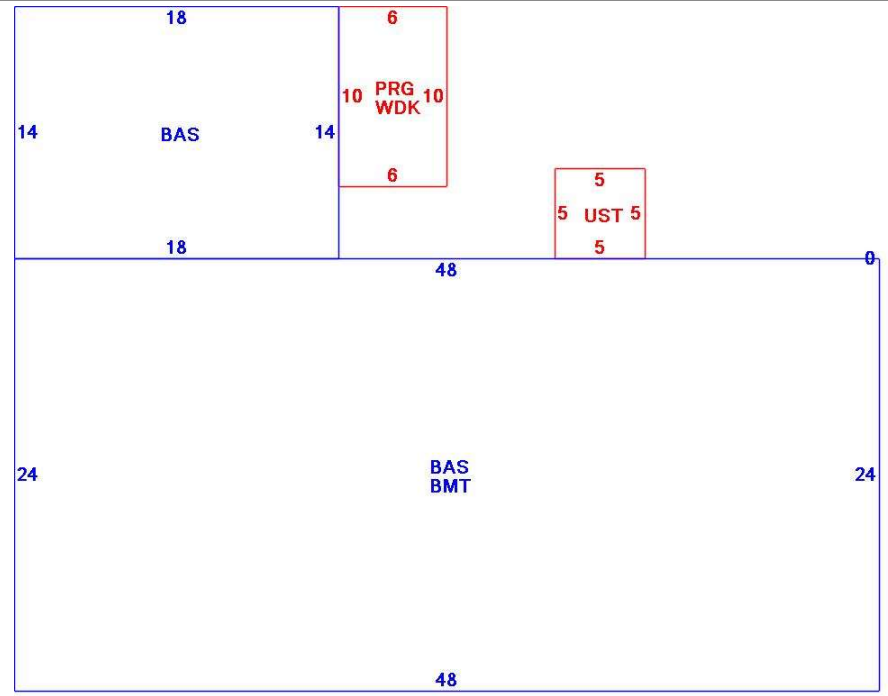


CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION							
VU, JAY T 556 SALEM STREET WAKEFIELD MA 01880				1	Level	2	Public Water	1	Paved			Description	Code	Assessed	Assessed			RESIDNTL RES LAND	1010 1010	345,200 134,400	345,200 134,400		
				4	Gas																		
				6	Septic					4													
SUPPLEMENTAL DATA												PREVIOUS ASSESSMENTS (HISTORY)											
Alt Prcl ID				Split Zonin				Plan Ref. 208/91				Total		479,600		479,600							
208/91				Land Ct#				#SR				Year		Code		Assessed							
208/91				#DL 1 LOT 8				Life Estate				2025		1010		345,200							
208/91				#DL 2				PP STATU				2024		1010		342,100							
208/91				GIS ID F_982627_2703775				Assoc Pid#				2023		1010		134,400							
208/91												Total		476,500		422,500							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC									
VU, JAY T				36459	240	07-09-2024	U	I			1	1F	Year Code Assessed Year Code Assessed V Year Code Assessed										
VU, JAY T & BUI, EVA				35766	192	05-04-2023	Q	I			395,000	00	2025	1010	345,200	2024	1010	342,100	2023	1010	293,600		
DEMAURO, ANGELA MARIE ESTATE OF				35640	102	04-21-2022	U	I			0	1F		1010	134,400		1010	134,400		1010	128,900		
DEMAURO, ANGELA MARIE				6955	0237	11-15-1989	Q	I			120,000	U											
MULHOLLAND, ROSANN				6473	0195	10-15-1988	U	I			1	A											
				Total								Total		479,600		Total		476,500		Total		422,500	
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		Number	Amount		Comm Int											
2025	N5C	NO RESIDENTIAL EXEMPTION																					
Total				0.00																			
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name				B		Tracing				Batch		Appraised Bldg. Value (Card)				308,300					
0104												HYAN		Appraised Xf (B) Value (Bldg)				31,700					
												Appraised Ob (B) Value (Bldg)				5,200							
												Appraised Land Value (Bldg)				134,400							
												Special Land Value				0							
												Total Appraised Parcel Value				479,600							
												Valuation Method				C							
												Total Appraised Parcel Value				479,600							
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						
BLDR-23-66	06-07-2023	880	Alt-Int work-Res	15,000		100		Replace the kitchen, change til				05-04-2020	WD			FR	Field Review						
												11-08-2017	SR	02		03	Cycl Insp Comp						
												05-17-2011	NF	03		16	In Office Review						
												01-12-2010	MA	22		22	Change of Address						
												02-20-2001	SM	01		00	Meas/Listed-Interior Acces						
												09-15-1987	ME	02		01	Meas/Est						
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	0.260	AC	176,344.00	3.25636	1.0000	5	1.00	0104	0.900			1.0000		516,811.3	134,400				
Total Card Land Units					0.26	AC	Parcel Total Land Area					0.26	Total Land Value					134,400					

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					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	395,226
Year Built	1972
Effective Year Built	1996
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	22
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	78
RCNLD	308,300
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
BRR	Bsmt Rec Rm-	B	432	8.05	1994		78		0.00	2,700
FPL1	Fireplace 1 sto	B	1	5000.00	1994		78		0.00	3,900
WDC	Wood Decking	L	60	20.00	1996		54		0.00	1,700
UST	Utility Storage-	B	25	17.11	1994		78		0.00	400
BMT	Basement-Unfi	B	1,152	26.01	1994		78		0.00	22,700
SHED	Shed	L	80	18.00	2017		96		0.00	1,400
PAT2	Patio-Good	L	100	9.94	2017		98		0.00	1,200
FPLG	Gas Fireplace-	B	1	2500.00	1994		78		0.00	2,000
PRG1	Pergola-Avg	L	60	18.00	2017		86	C	1.00	900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,404	1,404	1,404	281.50	395,226
BMT	Basement Area	0	1,152	0	0.00	0
PRG	Pergola	0	60	0	0.00	0
UST	Utility Enclosure	0	25	0	0.00	0
WDC	Wood Deck	0	60	0	0.00	0
Ttl Gross Liv / Lease Area		1,404	2,701	1,404		395,226

