

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DUTRA, GEORGE F & CATHY P 4790 FALMOUTH RD COTUIT MA 02635		1 Level	2 Public Water	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 258,000 134,100	Assessed 258,000 134,100
			4 Gas						
			6 Septic		4				
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 37 #DL 2 GIS ID F_983789_2702666			Plan Ref. Land Ct# 27099-B (SH 4) #SR Life Estate PP STATU Assoc Pid#			Total 392,100 392,100			

801
 FY2025
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DUTRA, GEORGE F & CATHY P		C64285 0	04-25-1975	U		0		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2025	1010	258,000	2024	1010	255,700	2023	1010	222,000
									1010	134,100		1010	134,100		1010	128,700
								Total		392,100	Total		389,800	Total		350,700

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0104			Batch HYAN

NOTES									

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	231,600
Appraised Xf (B) Value (Bldg)	26,000
Appraised Ob (B) Value (Bldg)	400
Appraised Land Value (Bldg)	134,100
Special Land Value	0
Total Appraised Parcel Value	392,100
Valuation Method	C
Total Appraised Parcel Value	392,100

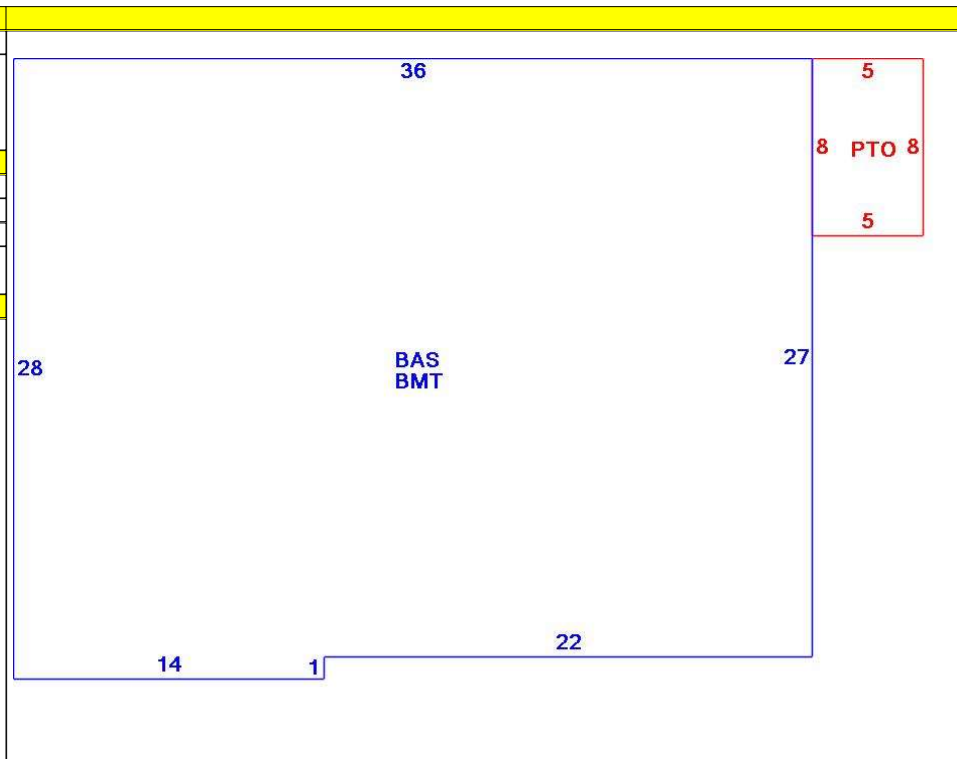
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
31146	05-22-1998	NR	New Roof	500		100			05-04-2020	WD			FR	Field Review
									05-14-2018	MS	03		16	In Office Review
									11-08-2017	SR	02		03	Cycl Insp Comp
									01-15-2015	TR	03		16	In Office Review
									02-03-2001	PT	01		00	Meas/Listed-Interior Acces
									09-15-1987	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	0.250 AC	176,344.00	3.37919	1.0000	5	1.00	0104	0.900		1.0000	536,315.0	134,100
Total Card Land Units					0.25	AC	Parcel Total Land Area					0.25	Total Land Value			134,100

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	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	1				
Half Baths	0				
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	10	1 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	296,865
Year Built	1973
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	231,600
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
FPL1	Fireplace 1 sto	B	1	5000.00	1994		78		0.00	3,900
BRR	Bsmt Rec Rm-	B	247	8.05	1994		78		0.00	1,600
PAT2	Patio-Good	L	40	9.94	1996		77		0.00	400
BMT	Basement-Unfi	B	986	26.01	1994		78		0.00	20,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	986	986	986	301.08	296,865
BMT	Basement Area	0	986	0	0.00	0
PTO	Patio	0	40	0	0.00	0
Ttl Gross Liv / Lease Area		986	2,012	986		296,865

