

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
COHEN, ELI & CECILLE V TRS TEN LOUIS ST REALTY TRUST 304 BROOKSBY VILLAGE #506							Description	Code	Assessed	Assessed	801 FY2025 BARNSTABLE, MA
PEABODY MA 01960						4	RESIDNTL	1110	1,039,700	1,039,700	
			SUPPLEMENTAL DATA					RES LAND	1110	239,500	239,500
			Alt Prcl ID		Plan Ref. 10/101						
			Split Zonin DMS;RB		Land Ct#						
			BID Parcel		#SR						
			ResExpt Q		Life Estate						
			#DL 1 LOTS 15 & 16		PP STATU						
			#DL 2								
			GIS ID F_988460_2701954		Assoc Pid#						
							Total		1,279,200		1,279,200

VISION

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)										
COHEN, ELI & CECILLE V TRS			10007	0322	01-15-1996	Q	I	235,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
BRACKETT, THOMAS A			10007	0320	01-15-1996	U	V	1	A	2025	1110	1,039,700	2024	1110	979,800	2023	1110	979,800	
BRACKETT, THOMAS A			9295	0289	07-15-1994	U	V	215,900	L		1110	239,500		1110	239,500		1110	229,800	
WARREN 5 CENTS SAVINGS BANK			9097	0129	03-15-1994	U	V	145,000	L										
BALDWIN INVESTMENTS L P			4474	0277	04-15-1985	Q	V	450,500	U										
							Total		1,279,200		Total		1,219,300		Total		1,209,600		

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

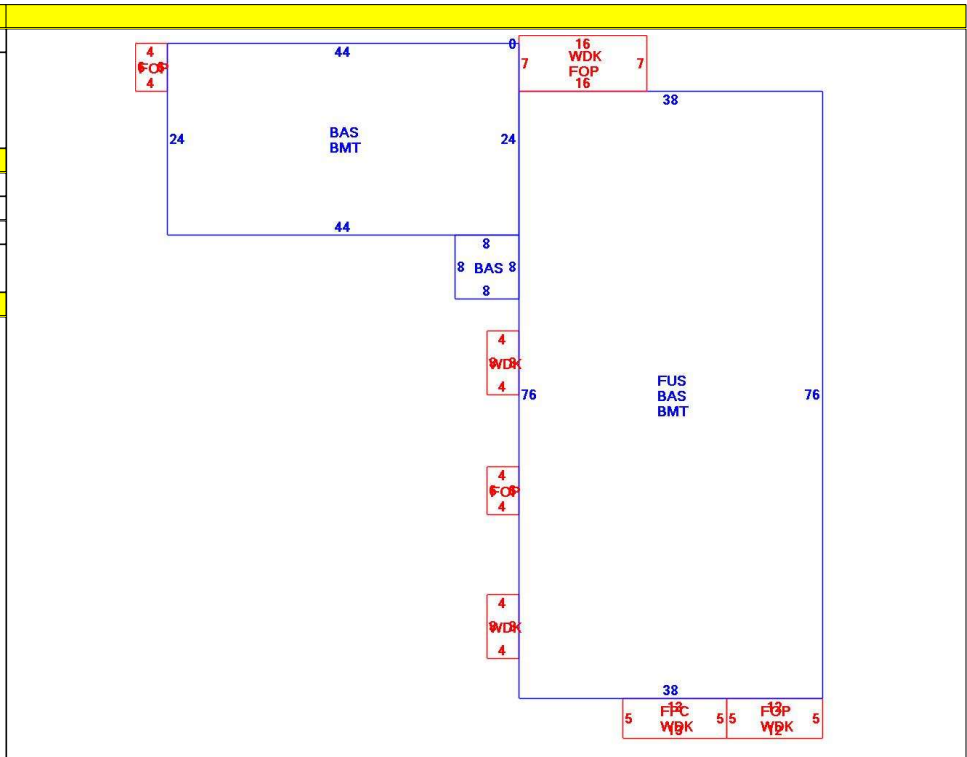
This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			APPROAISED VALUE SUMMARY	
Nbhd	Nbhd Name	B	Tracing	Batch
CI04				HYAN
NOTES				
Appraised Bldg. Value (Card) 978,600				
Appraised Xf (B) Value (Bldg) 59,100				
Appraised Ob (B) Value (Bldg) 2,000				
Appraised Land Value (Bldg) 239,500				
Special Land Value 0				
Total Appraised Parcel Value 1,279,200				
Valuation Method C				
Total Appraised Parcel Value 1,279,200				

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
20-912	03-26-2020	804	Addn Alt-Res	7,757		100		Array Section Tear-Off and Rer	07-29-2024	AG	22		22	Change of Address
19-3691	11-25-2019	838	Solar Panel-Co	6,617		0		Installation of roof mounted ph	05-12-2020	WD			FR	Field Review
B25518	09-01-1983	RE	Remodel	0		100		HY REMODE	04-06-2020	GM			FR	Field Review
									11-02-2017	SR	02		03	Cycl Insp Comp

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	1110	4-8 Units M-03	SPLI	4	0.240	AC	176,344.00	3.49265	1.0000	5	1.80	0104	0.900	8 UNITS		1.0000	997,771.9	239,500
Total Card Land Units					0.24	AC	Parcel Total Land Area					0.24	Total Land Value					239,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	14R	Apt House			
Model	03	Multi-Family			
Grade:	C	Average			
Stories	2	2 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	14	Carpet			
Interior Floor 2					
Heat Fuel	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	01	None			
Bedrooms	09	9 Bedrooms			
Full Baths	8				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	16	16 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan	8				
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	80	8 Full-0 Half			
			CONDO DATA		
			Parcel Id	C	Ownr 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		1,553,399
			Year Built		1920
			Effective Year Built		1989
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		27
			Functional Obsol		5
			External Obsol		5
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		63
			RCNLD		978,600
			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
WDC	Wood Decking	L	301	20.00	1986		34		0.00	2,000
FOP	Open Porch-ro	B	220	55.00	1984		63		0.00	6,000
BMT	Basement-Unfi	B	3,944	26.01	1984		63		0.00	50,900
FOPC	Open Prch-roo	B	65	55.00	1984		63		0.00	2,200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	4,008	4,008	4,008	225.26	902,846	
BMT	Basement Area	0	3,944	0	0.00	0	
FOP	Open Porch	0	220	0	0.00	0	
FPC	Open Porch Conc. Floor	0	65	0	0.00	0	
FUS	Upper Story	2,888	2,888	2,888	225.26	650,553	
WDK	Wood Deck	0	301	0	0.00	0	
Ttl Gross Liv / Lease Area		6,896	11,426	6,896		1,553,399	



11.2.2017