

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>
PATEL, NILESH TR NIRMALA & KANTIBHAI PATEL FAMIL 26 WHIPPLE ROAD  LEXINGTON MA 02173		1 Level	1 All Public	1 Paved		Description	Code	Assessed	Assessed	
					4	RESIDNTL	1010	288,500	288,500	
						RES LAND	1010	119,500	119,500	
SUPPLEMENTAL DATA						Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 6 #DL 2 BLOCK B GIS ID F_988784_2702887				Plan Ref. 37/77 Land Ct# #SR Life Estate PP STATU Assoc Pid#						
						Total				408,000

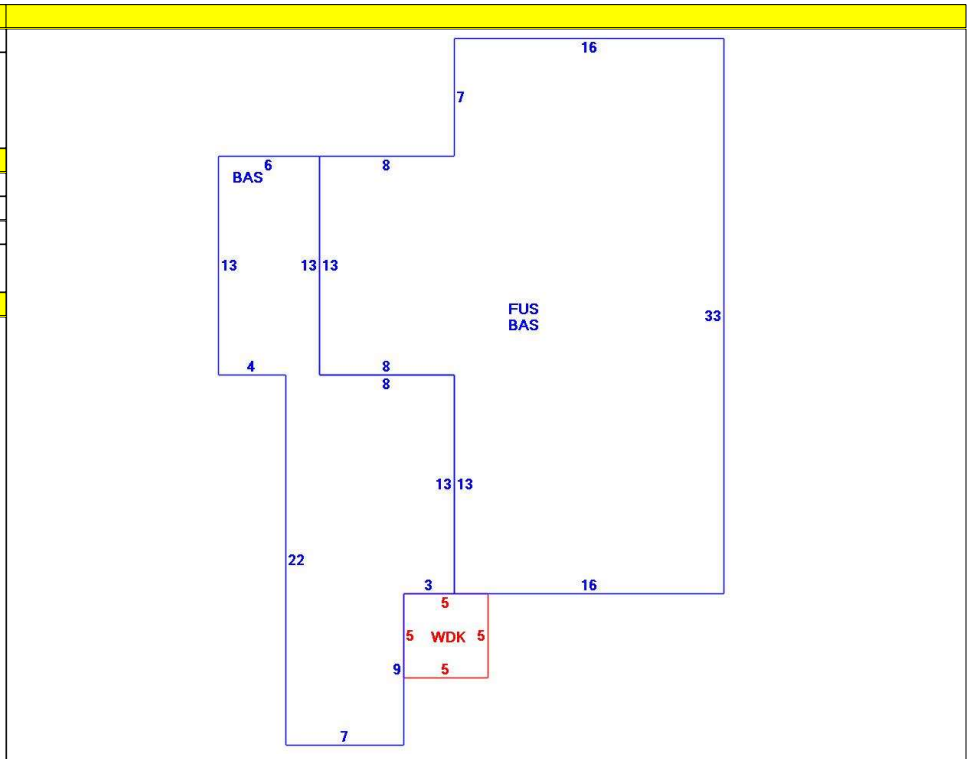
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
PATEL, NILESH TR PATEL, KANTIBHAI H & NIRMALA K TRAUTMAN, RONALD C		26445 0245 6861 0104 2580 0295	06-26-2012 08-15-1989 09-14-1977	U U U	I I U	1 47,500 0	1A I	Year	Code	Assessed	Year	Code	Assessed			
								2025	1010	288,500	2024	1010	292,600			
									1010	119,500	2023	1010	245,400			
												1010	114,600			
								Total		408,000	Total		412,100	Total		360,000

EXEMPTIONS			OTHER ASSESSMENTS					APPRaised VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card)			
									Appraised Xf (B) Value (Bldg)			
									Appraised Ob (B) Value (Bldg)			
									Appraised Land Value (Bldg)			
									Special Land Value			
									Total Appraised Parcel Value			
									Valuation Method			
									Total Appraised Parcel Value			
Total			0.00						408,000			

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	
EXPR-24-5	04-29-2024	835	Sid/Wind/Roof/	6,752		100		Weatherization, Insulation, Air	05-12-2020	WD			FR	Field Review	
201502906	05-21-2015	RE	Remodel	8,000				CHANGE SHEETROCK IN BE	11-06-2017	KM	02		03	Cycl Insp Comp	
75645	03-29-2004	RW	Repair Work		07-14-2005	100	01-01-2005		08-28-2008	JR	03		16	In Office Review	
B33624	03-01-1990	AD	Addition	15,000	01-15-1995	100		HY ADD'N	07-14-2005	MF	04		44	Drive by inspection only	
B31732	03-01-1988	AD	Addition	12,000	04-15-1991	100		HY ADD'N	03-26-2001	PT	01		00	Meas/Listed-Interior Acces	
									01-15-1991	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	DN	4	0.120 AC	176,344.00	6.27199	1.0000	5	1.00	0104	0.900		1.0000	995,426.6	119,500	
Total Card Land Units					0.12	AC	Parcel Total Land Area					0.12	Total Land Value				119,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C-	Average Minus			
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	12	Hardwood			
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	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Ownr 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		404,956
			Year Built		1954
			Effective Year Built		1987
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		29
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		71
			RCNLD		287,500
			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	25	20.00	1996		54		0.00	1,000

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	903	903	903	263.82	238,225
FUS	Upper Story	632	632	632	263.82	166,731
WDK	Wood Deck	0	25	0	0.00	0
Ttl Gross Liv / Lease Area		1,535	1,560	1,535		404,956

