

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								801 FY2025 BARNSTABLE, MA VISION	
NUGNES, JOHN A & CATHERINE P 32 MILLRACE ROAD MARSTONS MIL MA 02648		1	Level	6	Septic	1	Paved			Description	Code	Assessed	Assessed						
				4	Gas					RESIDNTL	1010	397,900	397,900						
										RES LAND	1010	158,000	158,000						
				2	Public Water			6											
SUPPLEMENTAL DATA																			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 53 #DL 2 GIS ID F_949403_2711956						Plan Ref. Land Ct# 37712-V #SR Life Estate PP STATU Assoc Pid#				Total 555,900 555,900									
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)								
NUGNES, JOHN A & CATHERINE P NICKERSON, RICHARD G & DIANE L DENNIS STAR CONSTRUCTION CORPO		C198054	0	08-31-2012		Q	I	290,000		00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
		C118510	0	09-15-1989		Q	I	138,000		U	2025	1010	397,900	2024	1010	394,500	2023	1010	323,500
		C91728	0	05-15-1983		U	V	57,120		N		1010	158,000		1010	158,000		1010	143,600
		Total 555,900										Total 552,500		Total 467,100					
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		Number	Amount	Comm Int								
2014	5C	RESIDENTIAL EXEMPTION		0.00															
2025	22	VETERAN		0.00															
Total				0.00															
ASSESSING NEIGHBORHOOD												APPRaised VALUE SUMMARY							
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card) 343,100									
0105								MARSTM		Appraised Xf (B) Value (Bldg) 50,400									
												Appraised Ob (B) Value (Bldg) 4,400							
												Appraised Land Value (Bldg) 158,000							
												Special Land Value 0							
												Total Appraised Parcel Value 555,900							
												Valuation Method C							
												Total Appraised Parcel Value 555,900							
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-24-7	06-11-2024	835		15,000		0		strip and reroof 20sq, replace r			07-22-2024	EG	03		16	In Office Review			
19-787	03-15-2019	822	Insulation	1,400	06-30-2019	100	06-30-2019	Add R-30 fiberglass, and R-10			07-27-2023	EG	03		16	In Office Review			
201204770	08-22-2012	OT	Other		06-30-2013	100	06-30-2013	FAM APT LOWER LVL-NO CO			12-13-2022	DB	02		03	Cycl Insp Comp			
201204701	08-03-2012	RE	Remodel	5,000	06-30-2013	100	06-30-2013	REMOV SUSPENDED CEILIN			07-29-2022	EG	03		16	In Office Review			
B29799	08-01-1986	DW	Dwelling	50,000	01-15-1990	100	06-30-1990	MM 1 STOR			08-12-2021	JD	03		16	In Office Review			
											07-17-2020	LH	03		16	In Office Review			
											05-15-2020	LS			FR	Field Review			
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	RF	3	0.510	AC	176,344.00	1.75655	1.0000	5	1.00	0105	1.000		1.0000	309,765.8	158,000		
Total Card Land Units					0.51	AC	Parcel Total Land Area					0.51	Total Land Value					158,000	

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	14	Carpet			
Interior Floor 2	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt	Y	Apt here			
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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	2002		84		0.00	4,200
BFA	Bsmnt Fin-Avg	B	400	17.36	2002		84		0.00	5,800
WDC	Wood Decking	L	196	20.00	2000		62		0.00	2,900
GAR	Attached Gara	B	364	40.00	2002		84		0.00	12,700
BMT	Basement-Unfi	B	1,360	26.01	2002		84		0.00	27,700
PAT2	Patio-Good	L	64	9.94	2001		82		0.00	700
SHED	Shed	L	96	18.00	1997		46		0.00	800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,360	1,360	1,360	300.32	408,435
BMT	Basement Area	0	1,360	0	0.00	0
GAR	Attached Garage	0	364	0	0.00	0
PTO	Patio	0	64	0	0.00	0
WDK	Wood Deck	0	196	0	0.00	0
Ttl Gross Liv / Lease Area		1,360	3,344	1,360		408,435

