

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BRUCE, ROBERT E & SUSANNE TRS BRUCE FAMILY TRUST INDENTURE 91 WATERFORD DRIVE COTUIT MA 02635		3 Below Street	2 Public Water			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 1,020,300 204,600	Assessed 1,020,300 204,600
			4 Gas	1 Paved					
			6 Septic		2				
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 6 #DL 2 GIS ID F_950913_2695889					Plan Ref. Land Ct# 23747-B (SH 3) #SR Life Estate PP STATU Assoc Pid#				
Total							1,224,900	1,224,900	

801
 FY2025
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BRUCE, ROBERT E & SUSANNE TRS	C224206	0	10-28-2020	Q	I	837,000	00	Year	Code	Assessed	Year	Code	Assessed
GUGLIOTTA, JOHN D TR & PATRICIA AN	C215556	0	03-05-2018	Q	I	678,500	00	2025	1010	1,020,300	2024	1010	891,900
LOVELY, JOANNE L	C215544	0	03-02-2018	U	I	1	1F		1010	204,600		1010	204,600
LOVELY, JOANNE L & ENGELSEN, MICH	C210467	0	08-23-2016	U	I	1	1F						
LOVELY, JOANNE L	C210466	0	08-23-2016	U	I	1	1A						
Total								1,224,900	Total	1,096,500	Total	992,300	

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2022	N5C	NO RESIDENTIAL EXEMPTION	0.00					
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			COTUIT

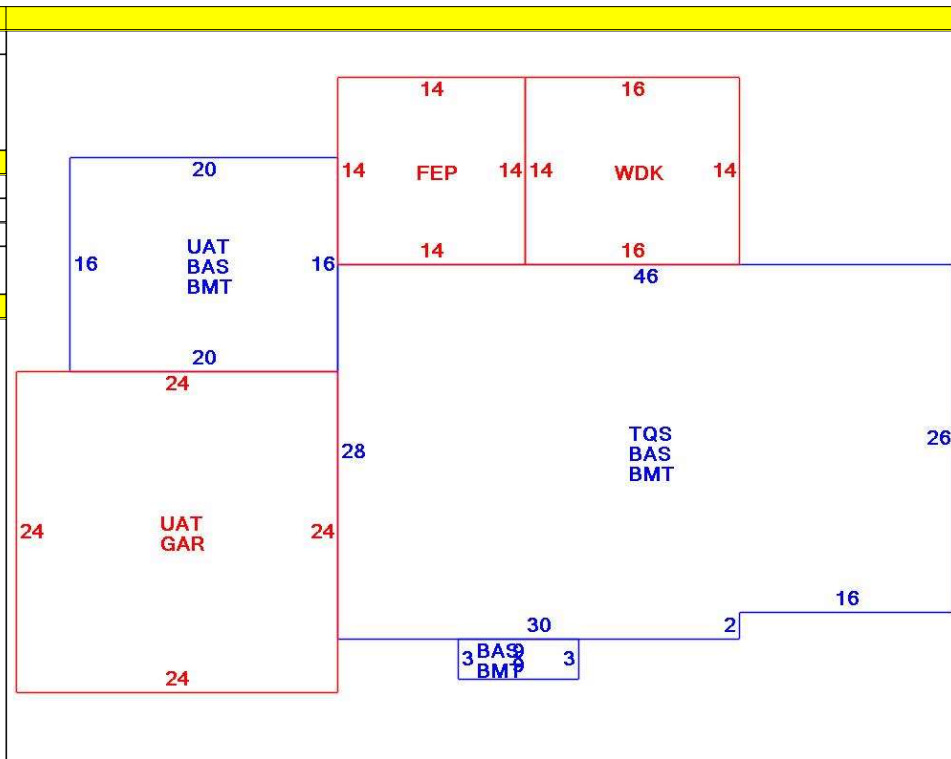
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	934,800
Appraised Xf (B) Value (Bldg)	82,400
Appraised Ob (B) Value (Bldg)	3,100
Appraised Land Value (Bldg)	204,600
Special Land Value	0
Total Appraised Parcel Value	1,224,900
Valuation Method	C
Total Appraised Parcel Value	1,224,900

NOTES							

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	
18-3814	11-26-2018	822	Insulation	5,704		100		Insulation; See contract	05-29-2020	DM			FR	Field Review	
18-2148	07-13-2018	835	Sid/Wind/Roof/	1,449		100		Replacement Door (1)	07-22-2019	JD			16	In Office Review	
B34642	10-01-1991	AD	Addition	10,000	01-15-1992	100	12-31-1992	CO ENC DK	08-31-2017	SR	01		03	Cycl Insp Comp	
B33003	06-01-1989	DW	Dwelling	0	01-15-1990	100	12-31-1990	CO 11/2 S	08-28-2014	JR	03		16	In Office Review	
									09-23-2005	PT	02		01	Meas/Est	
									08-03-1999	FS	01		00	Meas/Listed-Interior Acces	
									02-15-1990	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	RF	2	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0106	1.150		1.0000	202,795.6	202,800	
1	1010	Single Fam M-0	RF	2	0.110	AC 14,250.00	1.00000	1.0000	0	1.00	0106	1.150		1.0000	16,387.5	1,800	
Total Card Land Units					1.11	AC	Parcel Total Land Area					1.11	Total Land Value			204,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	B	Custom			
Stories	1.75	1 3/4 Stories			
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	19	Marble			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			
			CONDO DATA		
			Parcel Id	C	Ownr 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		934,802
			Year Built		1989
			Effective Year Built		2024
			Depreciation Code		E
			Remodel Rating		
			Year Remodeled		
			Depreciation %		0
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		100
			RCNLD		934,800
			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
FPL2	Fireplace 1.5 s	B	1	6000.00	2007		100		0.00	6,000
BFA	Bsmt Fin-Avg	B	375	17.36	2007		100		0.00	6,500
WDC	Wood Decking	L	224	20.00	2000		62		0.00	3,100
FEP	Enclosed porc	B	196	70.00	2007		100		0.00	12,400
GAR	Attached Gara	B	576	40.00	2007		100		0.00	20,400
BMT	Basement-Unfi	B	1,603	26.01	2007		100		0.00	37,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,603	1,603	1,603	372.58	597,245
BMT	Basement Area	0	1,603	0	0.00	0
FEP	Enclosed Porch	0	196	0	0.00	0
GAR	Attached Garage	0	576	0	0.00	0
TQS	Three Quarter Story	816	1,256	816	242.06	304,025
UAT	Attic, Unfinished	0	896	90	37.42	33,532
WDK	Wood Deck	0	224	0	0.00	0
Ttl Gross Liv / Lease Area		2,419	6,354	2,509		934,802

