

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
GUPTILL, BRUCE T 65 BAXTERS NECK ROAD MARSTONS MIL MA 02648		1 Level	2 Public Water	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 728,900 246,900	Assessed 728,900 246,900
			4 Gas						
			6 Septic		6				
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 2 #DL 2 GIS ID F_951958_2695707			Plan Ref. Land Ct# 15593-B #SR Life Estate PP STATU Assoc Pid#			Total 975,800 975,800			

801
 FY2025
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
GUPTILL, BRUCE T		C233379	0	07-06-2023	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
GUPTILL, BRUCE T & EMILY C		C210040	0	06-29-2016	Q	I	683,000	00	2025	1010	728,900	2024	1010	694,000
MAHER, JOHN W & LENICE G TRS		C179396	0	03-01-2006	U	I	1	1A		1010	246,900		1010	246,900
MAHER, JOHN W & LENICE G		C152832	0	04-26-1999	Q	V	105,000	1P						
J & L DEVELOPMENT INC		C143150	0	12-30-1996	U	V	1,738,750	1B						
									Total		975,800	Total		940,900
									Total			Total		852,600

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2022	5C	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
0107			MARSTM

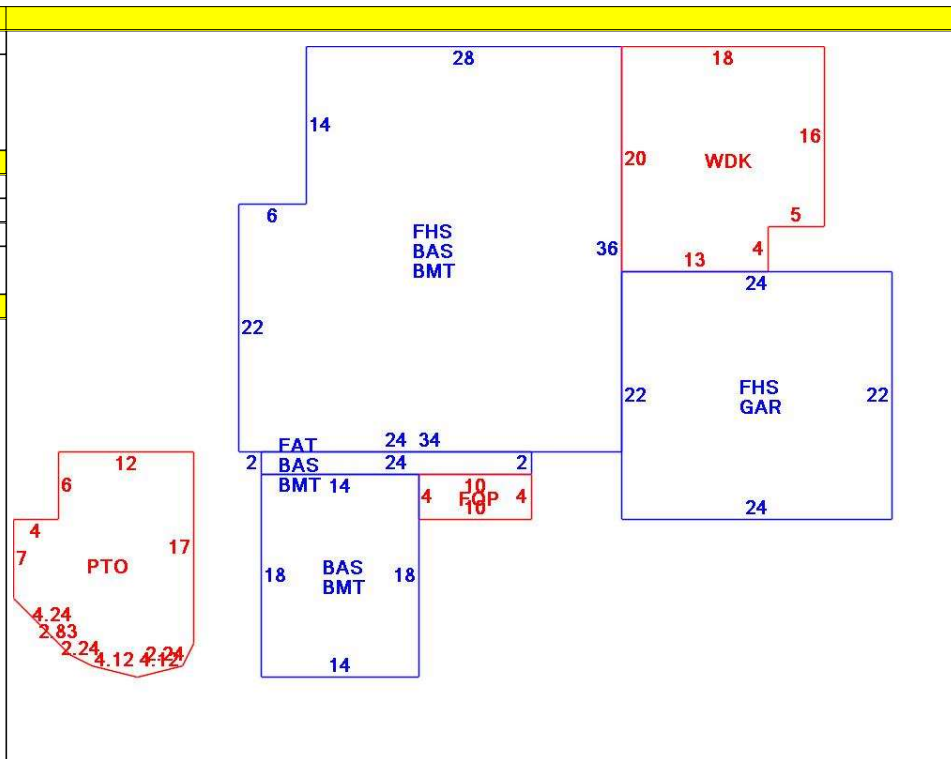
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	608,800
Appraised Xf (B) Value (Bldg)	92,500
Appraised Ob (B) Value (Bldg)	27,600
Appraised Land Value (Bldg)	246,900
Special Land Value	0
Total Appraised Parcel Value	975,800
Valuation Method	C
Total Appraised Parcel Value	975,800

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	
16-229	02-19-2016	880	Alt-Int work-Res	20,000		0		FINISH BASMENT WITH FAM FIN BMT W FAMRM,LAUNDR	03-04-2022	AS	03		16	In Office Review	
201306505	10-15-2013	FB	Finish Basemen	20,000	04-22-2014	100	06-30-2014		02-10-2022	BM	22		22	Change of Address	
71551	09-17-2003	SP	Swimming Pool	15,000	03-24-2004	100	01-01-2004		05-29-2020	DM				FR	Field Review
39910	07-22-1999	DW	Dwelling	120,780	01-01-2000	100	01-01-2000		03-21-2016	SR	01			02	Bldg Permit Completed

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	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0107	1.400		1.0000	246,881.6	246,900
Total Card Land Units					1.00	AC	Parcel Total Land Area					1.00	Total Land Value			246,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.5	1 1/2 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					
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	8	8 Rooms			
Bath Style					
Kitchen Style	02	Modernized			
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		661,775
			Year Built		1999
			Effective Year Built		2014
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		8
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		92
			RCNLD		608,800
			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
FPLG	Gas Fireplace-	B	1	2500.00	2012		92		0.00	2,300
SPL2	Pool Vinyl	L	256	55.00	2003		58	00	1.00	9,800
WDC	Wood Decking	L	340	20.00	2005		72		0.00	4,800
PATF	Flagstone Pav	L	264	30.00	2005		86		0.00	7,100
FOP	Open Porch-ro	B	40	55.00	2012		92		0.00	2,700
GAR	Attached Gara	B	528	40.00	2012		92		0.00	17,700
BMT	Basement-Unfi	B	1,440	26.01	2012		92		0.00	31,700
PRG1	Pergola-Avg	L	100	18.00	2006		64	C	1.00	1,200
PAT2	Patio-Good	L	364	9.94	2003		84		0.00	3,000
SPH1	Pool Heater <	L	1	2434.00	2003		68		0.00	1,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,440	1,440	1,440	290.13	417,780
BMT	Basement Area	0	1,440	0	0.00	0
FAT	Attic, Finished	7	48	7	42.31	2,031
FHS	Half Story	834	1,668	834	145.06	241,964
FOP	Open Porch	0	40	0	0.00	0
GAR	Attached Garage	0	528	0	0.00	0
PTO	Patio	0	265	0	0.00	0
WDK	Wood Deck	0	340	0	0.00	0
Ttl Gross Liv / Lease Area		2,281	5,769	2,281		661,775



