

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MURPHY, JOHN F JR & KERRY K  10 WATERSHED WAY  MARSTONS MIL MA 02648		2	Above Street	2	Public Water	RESIDNTL RES LAND	1010 1010	491,300 180,700	491,300 180,700
		4	Gas	1	Paved				
		6	Septic						
SUPPLEMENTAL DATA						Total			
Alt Prcl ID		Split Zonin		Plan Ref. 426/87					
BID Parcel		ResExpt Q YES:		Land Ct#					
#DL 1 LOT 29		#DL 2		Life Estate					
GIS ID F_951294_2702363		Assoc Pid#		PP STATU					

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MURPHY, JOHN F JR & KERRY K		8155 0256	08-12-1992	U	V	41,000	1L	Year	Code	Assessed	Year	Code	Assessed
FIRST FED SVGS & LOAN ASSOC		7787 0256	12-15-1991	U	V	108,000	L	2025	1010	491,300	2024	1010	464,800
KISTNER, FREDERICK		7396 0125	12-15-1990	U	V	79,000	L		1010	180,700	2023	1010	412,500
SPRAGUE, MICHAEL E TR		7264 0166	08-15-1990	U	V	1	F					1010	178,600
SPRAGUE, MICHAEL E TR		6682 0040	03-15-1989	U	V	1	B	Total		672,000	Total		645,500
								Total		591,100	Total		591,100

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2011	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

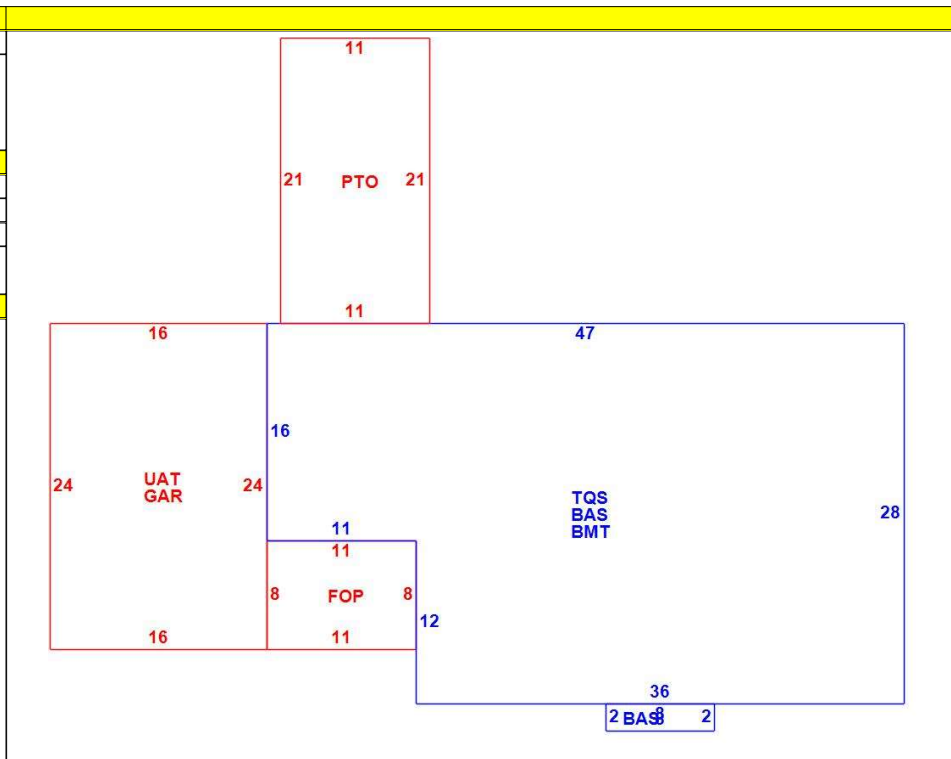
This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0106			MARSTM				
NOTES				Appraised Bldg. Value (Card)	440,800		
				Appraised Xf (B) Value (Bldg)	48,500		
				Appraised Ob (B) Value (Bldg)	2,000		
				Appraised Land Value (Bldg)	180,700		
				Special Land Value	0		
				Total Appraised Parcel Value	672,000		
				Valuation Method	C		
				Total Appraised Parcel Value	672,000		

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
B34150	01-01-1991	DW	Dwelling	100,000	01-15-1993	100	12-31-1993	MM 2 STOR	04-05-2022	CK	02		03	Cycl Insp Comp
									05-18-2020	LS			FR	Field Review
									04-28-2017	SR	02		14	Cyclical Inspection
									07-28-2014	JR	03		16	In Office Review
									10-12-2005	PT	02		01	Meas/Est
									02-20-1999	FS	01		00	Meas/Listed-Interior Acces
									02-15-1993	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	RF	3	0.500 AC	176,344.00	1.78240	1.0000	5	1.00	0106	1.150		1.0000	361,469.9	180,700	
Total Card Land Units					0.50 AC	Parcel Total Land Area					0.50	Total Land Value					180,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
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	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Ownr 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		512,562
			Year Built		1992
			Effective Year Built		2006
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		14
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		86
			RCNLD		440,800
			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	2004		86		0.00	5,200
FOP	Open Porch-ro	B	88	55.00	2004		86		0.00	4,400
GAR	Attached Gara	B	384	40.00	2004		86		0.00	13,400
BMT	Basement-Unfi	B	1,184	26.01	2004		86		0.00	25,500
PAT2	Patio-Good	L	231	9.94	2002		83		0.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,200	1,200	1,200	255.26	306,312
BMT	Basement Area	0	1,184	0	0.00	0
FOP	Open Porch	0	88	0	0.00	0
GAR	Attached Garage	0	384	0	0.00	0
PTO	Patio	0	231	0	0.00	0
TQS	Three Quarter Story	770	1,184	770	166.01	196,550
UAT	Attic, Unfinished	0	384	38	25.26	9,700
Ttl Gross Liv / Lease Area		1,970	4,655	2,008		512,562

