

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
J&K REAL ESTATE LLC H O REALTY LLC 19 BEVERLY ROAD		2 Above Street	6 Septic	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 1,016,700 247,500	Assessed 1,016,700 247,500
			4 Gas						
CHESTNUT HIL MA 02467		SUPPLEMENTAL DATA							
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 34 #DL 2 GIS ID F_951921_2705250	Plan Ref. 203/53 Land Ct# #SR Life Estate PP STATU Assoc Pid#						
						Total		1,264,200	1,264,200

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
J&K REAL ESTATE LLC		35400 130	09-30-2022	Q	I	1,100,000	00	Year	Code	Assessed	Year	Code	Assessed
POZZI, STEVEN J & LAURIE		26671 0029	09-14-2012	Q	I	760,000	00	2025	1010	1,016,700	2024	1010	903,700
MUNSELL, DAVID P JR & DIANE		7679 0122	09-15-1991	Q	I	50,000	U		1010	247,500		1010	247,500
MYCOCK, RONALD J & SOUZA, CAROL		5222 0143	07-15-1986	Q	V	125,000	U						
BOGLE, JAMES F TR		4740 0065	10-15-1985	U	V	2,250,000	N						
						Total		1,264,200	Total		1,151,200	Total	978,000

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

This signature acknowledges a visit by a Data Collector or Assessor

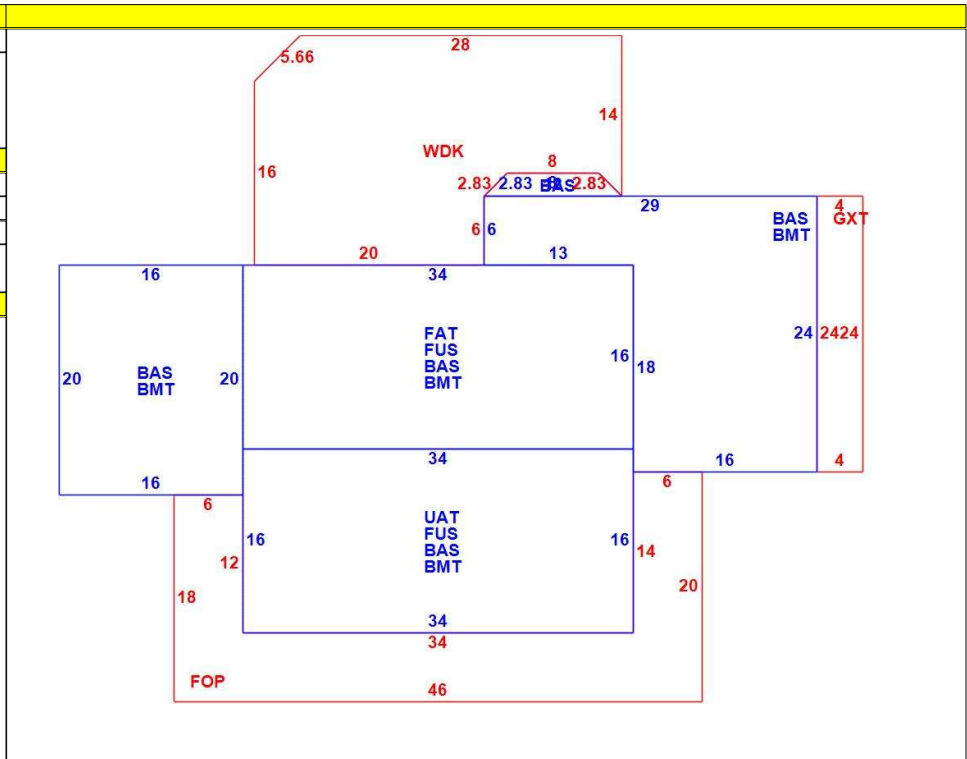
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0108			MARSTM

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	911,200
Appraised Xf (B) Value (Bldg)	70,200
Appraised Ob (B) Value (Bldg)	35,300
Appraised Land Value (Bldg)	247,500
Special Land Value	0
Total Appraised Parcel Value	1,264,200
Valuation Method	C
Total Appraised Parcel Value	1,264,200

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
201407056	10-17-2014	NR	New Roof	13,900	06-30-2015	100	06-30-2015	RE-ROOF STRIPPING OLD S	09-25-2023	CK	02		16	In Office Review
18489	10-09-1996	SP	Swimming Pool	10,000	01-15-1997	100	12-31-1997	POOL	03-27-2023	SR	02		03	Cycl Insp Comp
B36286	11-01-1993	DW	Dwelling	170,000	01-15-1995	100	12-31-1995	MM 2 STOR	08-27-2021	CK	01		03	Cycl Insp Comp
									05-20-2020	LS			FR	Field Review
									07-20-2015	TP	03		16	In Office Review
									06-06-2013	JR	03		20	Sale 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	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0107	1.400		1.0000	246,881.6	246,900
1	1010	Single Fam M-0	RF	3	0.030 AC	14,250.00	1.00000	1.0000	0	1.00	0107	1.400		1.0000	19,950	600
Total Card Land Units					1.03 AC	Parcel Total Land Area					1.03	Total Land Value				247,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	B	Custom			
Stories	2	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	03	Plastered			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	11	Ceram Clay Til			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	05	5 Bedrooms			
Full Baths	3				
Half Baths	2				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style	02	Average			
Kitchen Style	02	Modernized			
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	32	3 Full-2 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Ownr 0.0
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		1,047,397
			Year Built		1994
			Effective Year Built		2007
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		13
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		87
			RCNLD		911,200
			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
FPL3	Fireplace 2 sto	B	1	7000.00	2005		87		0.00	6,100
SPL2	Pool Vinyl	L	512	55.00	1996		44	C	1.00	12,400
BGR2	2 Stall Bmt Ga	B	1	3244.00	2005		87		0.00	2,800
BFA	Bsmt Fin-Avg	B	300	17.36	2005		87		0.00	4,500
WDC	Wood Decking	L	540	20.00	2002		66		0.00	6,700
FOP	Open Porch-ro	B	432	55.00	2005		87		0.00	14,600
BMT	Basement-Unfi	B	1,870	26.01	2005		87		0.00	36,800
GXT	Garage Extens	B	96	65.00	2005		87		0.00	5,400
SHED	Shed	L	72	18.00	1996		44		0.00	600
SHED	Shed	L	140	18.00	1996		44		0.00	1,100

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,890	1,890	1,890	335.99	635,014
BMT	Basement Area	0	1,870	0	0.00	0
FAT	Attic, Finished	82	544	82	50.64	27,551
FOP	Open Porch	0	432	0	0.00	0
FUS	Upper Story	1,088	1,088	1,088	335.99	365,553
GXT	Gar Extension-Front	0	96	0	0.00	0
UAT	Attic, Unfinished	0	544	54	33.35	18,143
WDK	Wood Deck	0	540	0	0.00	0
Ttl Gross Liv / Lease Area		3,060	7,004	3,114		1,046,261



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				4	Gas														
<b>SUPPLEMENTAL DATA</b>										Total						1,264,200 1,264,200			
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											Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
											2025	1010	1,016,700	2024	1010	903,700	2023	1010	753,000
												1010	247,500		1010	247,500		1010	225,000
											Total		1,264,200	Total		1,151,200	Total		978,000
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Roof Cover	03	Asph/F Gls/Cmp				Adjust Type	Code	Description		Factor%	
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Interior Wall 2						Condo Unit					
Interior Floor 1	12	Hardwood				<b>COST / MARKET VALUATION</b>					
Interior Floor 2	11	Ceram Clay Til				Building Value New					
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Heat Type	04	Hot Air				Effective Year Built					
AC Type	03	Central				Depreciation Code					
Bedrooms	05	5 Bedrooms				Remodel Rating					
Full Baths	3					Year Remodeled					
Half Baths	2					Depreciation %					
Extra Fixtures						Functional Obsol					
Total Rooms	9	9 Rooms				External Obsol					
Bath Style	02	Average				Trend Factor					
Kitchen Style	02	Modernized				Condition					
Occupancy						Condition %					
Sewer Occupan						Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	01	Poured Conc.				Dep % Ovr					
Rms Prts						Dep Ovr Comment					
Bath Split	32	3 Full-2 Half				Misc Imp Ovr					
						Misc Imp Ovr Comment					
						Cost to Cure Ovr					
						Cost to Cure Ovr Comment					
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
SHED	Shed	L	80	18.00	1996		44		0.00	600	
PAT1	Patio- Average	L	448	5.89	1996		72		0.00	1,900	
SPH2	Pool Heater 50	L	1	3081.00	2020		92		0.00	2,800	
GEN	Emergency Ge	L	1	5550.00	2022		96		0.00	5,300	
SHED	Shed	L	180	18.00	1997		46		0.00	1,500	
SHD2	Shed w/Elec	L	44	26.00	1997		46		0.00	500	
FOPG	Open Prch-rf-c	L	40	49.37	1997		73	C	1.00	1,900	
<b>BUILDING SUB-AREA SUMMARY SECTION</b>											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											