

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION							
CHARLTON, M & S & BORAKS & GRA RICHARD M CHARLTON 12 IRR TRU 28 MOORE ROAD SUDBURY MA 01776		1	Level	2	Public Water	1	Paved	7	Waterfront	Description	Code	Assessed	Assessed			RESIDNTL RES LAND	1010 1010	2,581,500 2,402,000	2,581,500 2,402,000		
		4	Gas			1	Excel View														
		6	Septic			6	Rear Location														
SUPPLEMENTAL DATA										Total				4,983,500	4,983,500						
Alt Prcl ID		Split Zonin		Plan Ref.		267/10															
BID Parcel		ResExpt Q		Land Ct#		#SR															
#DL 1		LOT 2		Life Estate		PP STATU															
#DL 2				Assoc Pid#																	
GIS ID		F_952775_2695795																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
CHARLTON, M & S & BORAKS & GRANT				26994	0072	12-28-2012	U	I			1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CHARLTON, RICHARD M				10526	0094	12-16-1996	Q	I			1,065,000	00	2025	1010	2,581,500	2024	1010	2,613,400	2023	1010	2,044,200
CHARLTON, RICHARD M				10526	0092	12-16-1996	U	I			1	1A		1010	2,402,000		1010	2,402,000		1010	2,201,600
MEINKEN, NANCY R				6576	0245	12-15-1988	U	I			1	A									
MEINKEN, KENNETH C JR				6576	0231	12-15-1988	U	I			1	A									
										Total		4,983,500	Total		5,015,400	Total		4,245,800			
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description		Amount		Code	Description		Number	Amount		Comm Int									
Total				0.00																	
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)										2,340,400	
0118								MARSTM		Appraised Xf (B) Value (Bldg)										92,300	
										Appraised Ob (B) Value (Bldg)										148,800	
										Appraised Land Value (Bldg)										2,402,000	
										Special Land Value										0	
										Total Appraised Parcel Value										4,983,500	
										Valuation Method										C	
										Total Appraised Parcel Value										4,983,500	
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						
201100700	02-11-2011	SP	Swimming Pool	45,000	07-07-2011	100	06-30-2011	18X14X8 GUNITE W 5' APPR		04-30-2024	AG	22		22	Change of Address						
201100131	01-13-2011	AD	Addition	635,000	07-07-2011	100	06-30-2011	DEMO EXIST GAR-NW ATT 2		12-06-2021	SR	02		03	Cycl Insp Comp						
21275	02-24-1997	RW	Repair Work	15,000	12-03-1997	100	01-01-1998	INTERIOR		02-12-2021	CK	22		22	Change of Address						
B28200	07-02-1985	DW	Dwelling	375,000	01-15-1986	100	12-31-1986	MM 2 STOR		06-08-2020	WD			FR	Field Review						
B28200A	07-01-1985	DW	Dwelling	375,000	01-15-1986	100	12-31-1986	MM 2 STOR		02-24-2020	CK	22		22	Change of Address						
										05-01-2019	TR	03		16	In Office Review						
										06-09-2017	TR	22		22	Change of Address						
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	0118	12.500	ESMT DOESNT AFFECT VA		1.0000	2,204,300	2,204,300			
1	1010	Single Fam M-0	RF	3	1.110	AC	14,250.00	1.00000	1.0000	0	1.00	0118	12.500	RESIDUAL		1.0000	178,125	197,700			
Total Card Land Units					2.11	AC	Parcel Total Land Area					2.11	Total Land Value					2,402,000			

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			6 Septic		6 Rear Location	RES LAND	1010	2,402,000	2,402,000		
SUPPLEMENTAL DATA						Total				4,983,500	4,983,500
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MEINKEN, NANCY R		6576 0245	12-15-1988	U	I	1	A									
MEINKEN, KENNETH C JR		6576 0231	12-15-1988	U	I	1	A									
Total								4,983,500	Total		5,015,400	Total		4,245,800		

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NOTES									Appraised Ob (B) Value (Bldg)	148,800	
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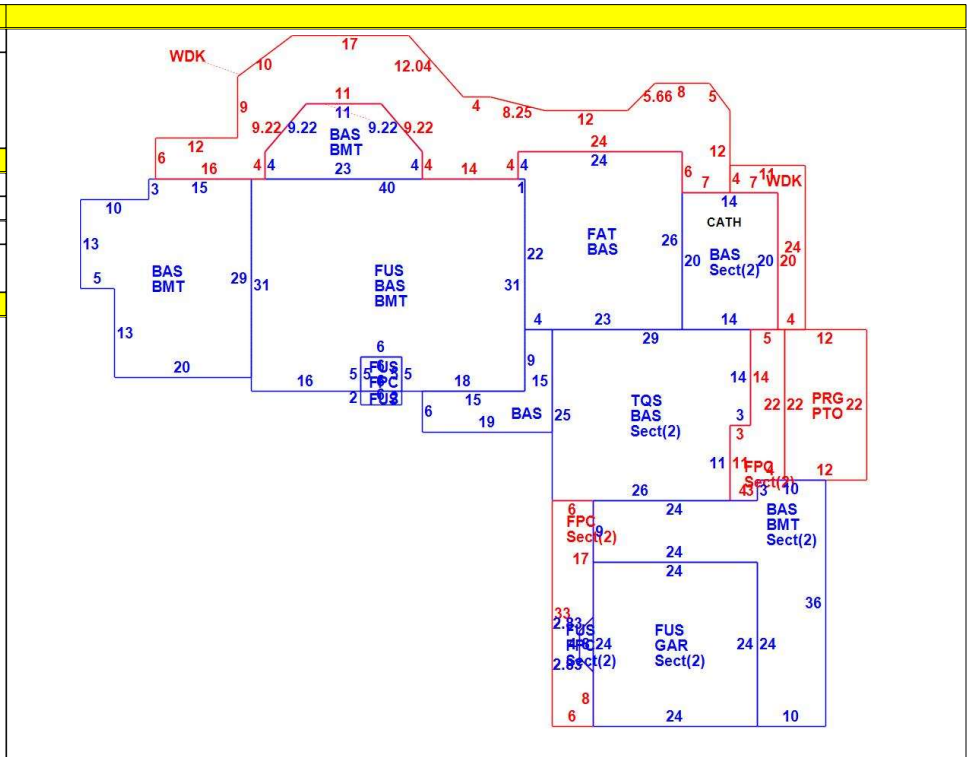
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Total Card Land Units					2.11	AC	Parcel Total Land Area					2.11	Total Land Value			2,402,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Modern/Contemp			
Model	01	Residential			
Grade:	A+	Luxury Plus			
Stories	2	2 Stories			
Exterior Wall 1	11	Clapboard			
Exterior Wall 2	14	Wood Shingle			
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	07	7 Bedrooms			
Full Baths	7				
Half Baths	1				
Extra Fixtures					
Total Rooms	13				
Bath Style	03	Modern			
Kitchen Style	03	Luxurious			
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	71	7 Full-1 Half			

CONDO DATA				
Parcel Id	C	B	S	Ownr
				0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		2,694,995
Year Built		2011
Effective Year Built		2015
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		7
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		93
RCNLD		2,340,400
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
GAR	Attached Gara	B	576	40.00	2013		93		0.00	19,000
WDC	Wood Decking	L	124	20.00	2007		76		0.00	2,900
PATF	Flagstone Pav	L	264	30.00	2007		88		0.00	7,200
FOPC	Open Prch-roo	B	344	55.00	2013		93		0.00	12,200
BMT	Basement-Unfi	B	540	26.01	2013		93		0.00	16,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,548	1,548	1,548	400.39	619,797
BMT	Basement Area	0	576	0	0.00	0
FPC	Open Porch Conc. Floor	0	344	0	0.00	0
FUS	Upper Story	588	588	588	400.39	235,427
GAR	Attached Garage	0	576	0	0.00	0
TQS	Three Quarter Story	450	692	450	260.37	180,173
Ttl Gross Liv / Lease Area		2,586	4,324	2,586		1,035,397



2021/12/06