

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>			
THREE CEDARS LLC  PO BOX 638  DOVER MA 02030	1 Level	2 Public Water	1 Paved	9 Rear Location	Description	Code	Assessed	Assessed	RESIDNTL RES LAND		1090 1090	782,500 1,145,200	782,500 1,145,200
	4 Gas	6 Septic		2	SUPPLEMENTAL DATA								
	Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 1 #DL 2 GIS ID F_945959_2682981				Plan Ref. 309/22 Land Ct# #SR Life Estate PP STATU A:Active Assoc Pid#				Total		1,927,700	1,927,700	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
THREE CEDARS LLC RUSSELL, KATHERINE RUSSELL, RICHARD W & KATHERINE	34683 244	11-22-2021	U I		1 1F			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
	28094 0182	04-18-2014	U I		0 1A		2025	1090	782,500	2024	1090	784,000	2023	1090	672,500	
	2440 0207	12-14-1976	U		0			1090	1,145,200		1090	1,145,200		1090	1,041,100	
Total								1,927,700		Total		1,929,200		Total		1,713,600

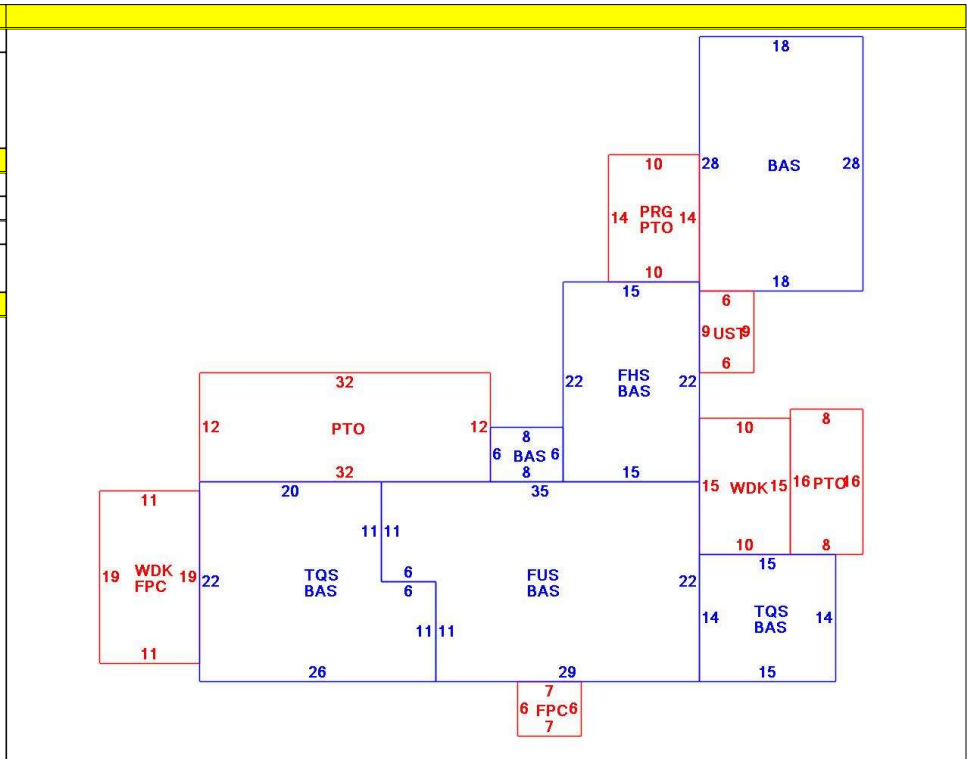
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int					
Total			0.00										

ASSESSING NEIGHBORHOOD					APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch						
0114				COTUIT	Appraised Bldg. Value (Card)					734,200
					Appraised Xf (B) Value (Bldg)					26,900
					Appraised Ob (B) Value (Bldg)					21,400
					Appraised Land Value (Bldg)					1,145,200
					Special Land Value					0
					Total Appraised Parcel Value					1,927,700
					Valuation Method					C
					Total Appraised Parcel Value					1,927,700

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
19-3200	09-26-2019	835	Sid/Wind/Roof/	34,407		100		Window replacement (16)		06-03-2020	DM			FR	Field Review
17-3277	09-22-2017	835	Sid/Wind/Roof/	32,000		100		Replacement Windows (14) U-		03-03-2017	RB	03		16	In Office Review
201503277	09-30-2015	RE	Remodel	65,000	03-03-2017	100	06-30-2017	GUT EXISTING 26 X18 ROO		08-08-2016	SR	02		13	CALL BACK
201504107	07-01-2015	NR	New Roof	14,000	06-30-2016	100	06-30-2016	RE-ROOF STRIPPING OLD S		05-14-2013	NF	02		14	Cyclical Inspection
200902956	06-25-2009	NW	New Windows	3,971	06-30-2009	100	06-30-2009	REPL UV .46		02-14-2005	PT	02		01	Meas/Est
63780	09-16-2002	NR	New Roof	25,000	03-07-2003	100	01-01-2003	STRP OLD		02-14-2005	PT	02		01	Meas/Est
										03-17-2003	MF	02		07	Mea + Corrected Listing

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	1090	Multi Hses M-01	RF	2	0.990 AC	176,344.00	1.00916	1.0000	5	1.00	0114	6.500		1.0000	1,156,746	1,145,200	
Total Card Land Units					0.99 AC	Parcel Total Land Area					0.99	Total Land Value					1,145,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2	07	Knotty Pine			
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	05	5 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	12	12 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan	2				
Accessory Apt					
Foundation Alt	10	Brick Ftgs			
Rms Prts					
Bath Split	30	3 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Ownr 0.0
			Adjust Type	Code	Description
			Condo Flr		
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New	933,627	
			Year Built	1820	
			Effective Year Built	1989	
			Depreciation Code	G	
			Remodel Rating		
			Year Remodeled		
			Depreciation %	27	
			Functional Obsol	0	
			External Obsol	0	
			Trend Factor	1	
			Condition		
			Condition %		
			Percent Good	73	
			RCNLD	681,500	
			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
FPL1	Fireplace 1 sto	B	1	5000.00	1984		73		0.00	3,700
WDC	Wood Decking	L	359	20.00	1987		36		0.00	2,500
PAT1	Patio- Average	L	512	5.89	1987		68		0.00	2,000
UST	Utility Storage-	B	54	17.11	1984		73		0.00	600
FPL3	Fireplace 2 sto	B	2	7000.00	1984		73		0.00	10,200
FOPC	Open Prch-roo	B	251	55.00	1984		73		0.00	7,100
PRG1	Pergola-Avg	L	140	18.00	1987		26	C+	1.10	700
PAT1	Patio- Average	L	140	5.89	1987		68		0.00	700
FPLG	Gas Fireplace-	B	1	2500.00	1984		73		0.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,302	2,302	2,302	256.77	591,091
FHS	Half Story	165	330	165	128.39	42,368
FPC	Open Porch Conc. Floor	0	251	0	0.00	0
FUS	Upper Story	704	704	704	256.77	180,768
PRG	Pergola	0	140	0	0.00	0
PTO	Patio	0	652	0	0.00	0
TQS	Three Quarter Story	465	716	465	166.76	119,399
UST	Utility Enclosure	0	54	0	0.00	0
WDC	Wood Deck	0	359	0	0.00	0
Ttl Gross Liv / Lease Area		3,636	5,508	3,636		933,626



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>			
THREE CEDARS LLC  PO BOX 638  DOVER MA 02030	1	Level	2	Public Water	1	Paved	9	Rear Location	Description		Code	Assessed	Assessed
			4	Gas					RESIDNTL		1090	782,500	782,500
			6	Septic			2		RES LAND	1090	1,145,200	1,145,200	
<b>SUPPLEMENTAL DATA</b>													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 1 #DL 2 GIS ID F_945959_2682981					Plan Ref. 309/22 Land Ct# #SR Life Estate PP STATU A:Active Assoc Pid#			Total		1,927,700	1,927,700		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
THREE CEDARS LLC RUSSELL, KATHERINE RUSSELL, RICHARD W & KATHERINE	34683	244	11-22-2021	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
	28094	0182	04-18-2014	U	I	0	1A	2025	1090	782,500	2024	1090	784,000	2023	1090	672,500	
	2440	0207	12-14-1976	U		0			1090	1,145,200		1090	1,145,200		1090	1,041,100	
Total								1,927,700		Total		1,929,200		Total		1,713,600	

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															

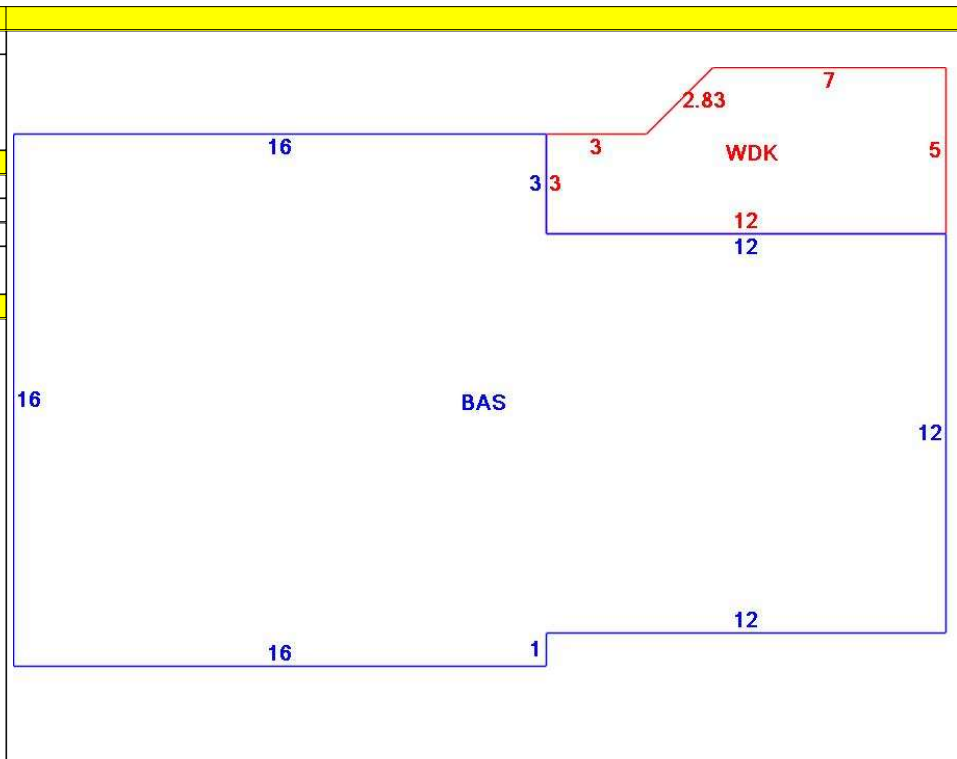
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch						Appraised Bldg. Value (Card)	734,200				
0114				COTUIT						Appraised Xf (B) Value (Bldg)	26,900				
										Appraised Ob (B) Value (Bldg)	21,400				
										Appraised Land Value (Bldg)	1,145,200				
										Special Land Value	0				
										Total Appraised Parcel Value	1,927,700				
										Valuation Method	C				
										Total Appraised Parcel Value	1,927,700				

NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	

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						

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	
2	1090	Multi Hses M-01	RF	2	0 SF	0.00	1.00000	1.0000	5	1.00	0114	6.500		0.0000	0	0	
Total Card Land Units					0.00	SF	Parcel Total Land Area					0.99	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	36	Cottage			
Model	01	Residential			
Grade:	D	Below Average			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	07	Knotty Pine			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	01	1 Bedroom			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	08	Mixed			
Rms Prts					
Bath Split	10	1 Full-0 Half			
<b>CONDO DATA</b>					
Parcel Id		C	Ownr	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New			76,323		
Year Built			1900		
Effective Year Built			1984		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			31		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			69		
RCNLD			52,700		
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
FPL1	Fireplace 1 sto	B	1	5000.00	1979		69		0.00	3,500
FGR2	Garage- Avg-	L	480	50.00	1985		61	00	1.00	14,600
WDC	Wood Deck w/	L	52	18.00	1986		34		0.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	400	400	400	190.81	76,323	
WDC	Wood Deck	0	52	0	0.00	0	
Ttl Gross Liv / Lease Area		400	452	400		76,323	

