

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION
TSAI, HSIN-CHEN & POWHIDA, JOHN 122 PAUL REVERE ROAD ARLINGTON MA 02476	1 Level	6 Septic	1 Paved			Description	Code	Assessed	Assessed	
		4 Gas				RESIDNTL	1010	256,600	256,600	
		2 Public Water			6	RES LAND	1010	146,700	146,700	
SUPPLEMENTAL DATA						Total				403,300
Alt Prcl ID		Split Zonin		Plan Ref. 138/25						
BID Parcel		ResExpt Q NO APP:		Land Ct#						
#DL 1 LOT 97		Life Estate		#SR						
#DL 2		PP STATU		Assoc Pid#						
GIS ID F_956779_2708243										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
TSAI, HSIN-CHEN & POWHIDA, JOHN SHERWOOD, CHRISTINE ANN SHERWOOD, ERWIN W & CHRISTINE A HUMPHRIES, LORI J TR PANTON, WALLACE R & LOUISE	35221	242	06-30-2022	Q	I	465,000	00	Year	Code	Assessed	Year	Code	Assessed			
	35221	237	02-25-2022	U	I	0	1F	2025	1010	256,600	2024	1010	253,400			
	33262	0036	09-15-2020	Q	I	340,000	00		1010	146,700	2023	1010	214,600			
	22456	0186	11-06-2007	U	I	1	1A					1010	133,300			
	1375	1073	08-25-1967	U		0		Total		403,300	Total		400,100	Total		347,900

EXEMPTIONS		OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int					
2024	N5C	NO RESIDENTIAL EXEMPTION											
Total			0.00										

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch				Appraised Bldg. Value (Card)	247,800
0105			MARSTM				Appraised Xf (B) Value (Bldg)	8,400	
NOTES								Appraised Ob (B) Value (Bldg)	400
								Appraised Land Value (Bldg)	146,700
								Special Land Value	0
								Total Appraised Parcel Value	403,300
								Valuation Method	C
								Total Appraised Parcel Value	403,300

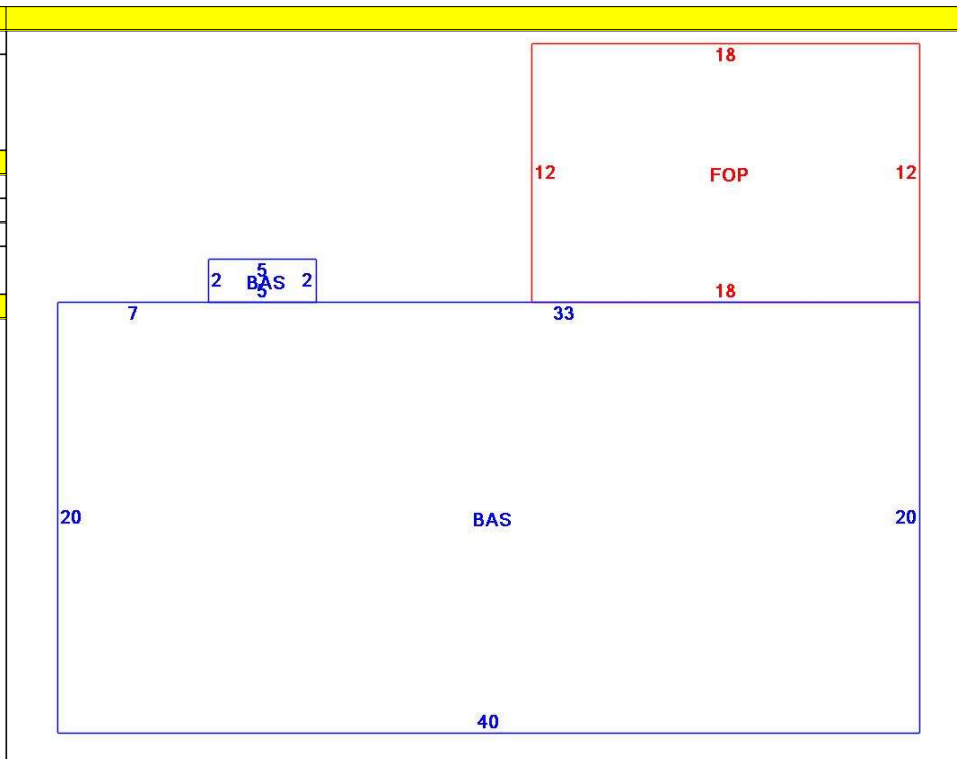
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
EXPR-21-6	04-14-2021	835	Sid/Wind/Roof/	6,655		100		Insulation and Air Sealing.	07-15-2021	TR	03		16	In Office Review
									05-07-2020	LS			FR	Field Review
									08-01-2017	KM	02		03	Cycl Insp Comp
									07-03-2006	PT	02		01	Meas/Est
									05-10-1999	DD	01		00	Meas/Listed-Interior Acces

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	0.230 AC	176,344.00	3.61599	1.0000	5	1.00	0105	1.000		1.0000	637,659.9	146,700
Total Card Land Units					0.23	AC	Parcel Total Land Area					0.23	Total Land Value			146,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1	1 Story			
Exterior Wall 1	06	Vertical Sidin			
Exterior Wall 2					
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	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	278,438
Year Built	1960
Effective Year Built	2010
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	11
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	89
RCNLD	247,800
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
FOP	Open Porch-ro	B	216	55.00	1988		89		0.00	8,400
PAT1	Patio- Average	L	72	5.89	1999		80		0.00	400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	810	810	810	343.75	278,438
FOP	Open Porch	0	216	0	0.00	0
Ttl Gross Liv / Lease Area		810	1,026	810		278,438

