

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION
FETSCHER, C TIMOTHY & KAZUKON 205 CROCKERS NECK ROAD COTUIT MA 02635		2	Public Water	1	Paved	Description RESIDENTL RES LAND	Code 1010 1010	Assessed 415,000 189,200	Assessed 415,000 189,200	
		4	Gas							
		6	Septic		2					
SUPPLEMENTAL DATA						Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 144A #DL 2 GIS ID F_944084_2686036				Plan Ref. 94/47 Land Ct# #SR Life Estate PP STATU Assoc Pid#		604,200 604,200				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
FETSCHER, C TIMOTHY & KAZUKONIS,		31857 0339	02-27-2019	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
FETSCHER, C TIMOTHY & MARYANNE K		31454 0167	08-09-2018	U	I	1	1F	2025	1010	415,000	2024	1010	392,900
FETSCHER, MARYANN		21260 0200	08-10-2006	U	I	1	1A		1010	189,200	2023	1010	347,300
KAZUKONIS, ELINOR M TR		13026 0114	05-23-2000	U	I	1	1A						187,000
KAZUKONIS, HARRY & ELINOR		10289 0282	07-15-1996	Q	I	115,000	U	Total		604,200	Total		582,100
								Total		604,200	Total		534,300

EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 383,600			
Total			0.00					Appraised Xf (B) Value (Bldg) 15,800				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			COTUIT

NOTES													
										Appraised Land Value (Bldg) 189,200			
										Special Land Value 0			
										Total Appraised Parcel Value 604,200			
										Valuation Method C			
										Total Appraised Parcel Value 604,200			

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
EXPR-23-2	03-03-2023	835	Sid/Wind/Roof/	13,000		100		Install 10 windows - no structur	06-10-2020	WD			FR	Field Review
201202104	04-27-2012	RW	Repair Work	110,000	12-03-2015	100	06-30-2016	REBLD AFTER FIRE-NW RO	05-09-2016	LH	03		16	In Office Review
201101276	03-14-2011	RW	Repair Work	4,500	02-27-2012	100	06-30-2012	REMOVE PLASTER & INSUL	05-09-2016	TR	03		16	In Office Review
201101067	03-14-2011	OT	Other	0	06-30-2011	100	06-30-2011	12X60 TEMP MOBILE HOME-	03-30-2016	LH	03		16	In Office Review
200902466	06-03-2009	PV	Solar PV Syste	4,100	10-14-2009	100	06-30-2010	PV 20 PHOTOVOLTAIC PANE	12-15-2015	SR	01		02	Bldg Permit Completed
200804378	08-15-2008	NR	New Roof	2,700	06-30-2009	100	06-30-2009	STRP OLD	07-09-2015	SR	01		13	CALL BACK
B26192	03-01-1984	AD	Addition	0	03-15-1985	100	06-30-1985	CO ADD'N	05-21-2015	JR	03		03	Cycl Insp Comp

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	2	0.590 AC	176,344.00	1.58128	1.0000	5	1.00	0106	1.150		1.0000	320,681.5	189,200
Total Card Land Units					0.59	AC	Parcel Total Land Area					0.59	Total Land Value			189,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.15	1 Story w/FAT			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	30	Cement Clapbd			
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	23	Laminate			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	7				
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	08	Mixed			
Rms Prts					
Bath Split	11	1 Full-1 Half			

CONDO DATA				
Parcel Id		C	Owne	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		451,352
Year Built		1950
Effective Year Built		2005
Depreciation Code		E
Remodel Rating		
Year Remodeled		
Depreciation %		15
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		85
RCNLD		383,600
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
FGR2	Garage- Avg-	L	440	50.00	1985		61	00	1.00	13,400
WDC	Wood Decking	L	230	20.00	1990		42		0.00	2,200
BMT	Basement-Unfi	B	576	26.01	2003		85		0.00	15,800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,574	1,574	1,574	263.64	414,969
BMT	Basement Area	0	576	0	0.00	0
FAT	Attic, Finished	128	852	128	39.61	33,746
UAT	Attic, Unfinished	0	96	10	27.46	2,636
WDC	Wood Deck	0	230	0	0.00	0
Ttl Gross Liv / Lease Area		1,702	3,328	1,712		451,351

