

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
RANDALL, ROBERT & TAYLOR, JENN  211 POPONESSETT ROAD  COTUIT MA 02635		2	Public Water			Description RESIDNTL RES LAND	Code 1090 1090	Assessed 645,600 317,000	Assessed 645,600 317,000
		4	Gas	1	Paved				
		6	Septic		2				
SUPPLEMENTAL DATA									
Alt Prcl ID		Split Zonin		Plan Ref. 19/143					
BID Parcel		ResExpt Q		Land Ct#					
#DL 1 LOT 191		#DL 2		Life Estate					
GIS ID F_945384_2685954		Assoc Pid#		PP STATU A:Active					
						Total		962,600	962,600

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RANDALL, ROBERT & TAYLOR, JENNIFE		33131 0022	08-03-2020	U	I	337,500	1	Year	Code	Assessed	Year	Code	Assessed
KITCHEN, STEPHEN		22656 0005	02-07-2008	U	I	0	1A	2025	1090	645,600	2024	1090	629,000
WALLACE, LORAN E ET AL		19019 0313	09-10-2004	U	I	0	1A		1090	317,000	2023	1090	449,400
WALLACE, LORAN E		0764 0497	09-28-1950	Q		3,500	U					1090	315,300
						Total		962,600	Total	946,000	Total	764,700	

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			COTUIT

NOTES			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	622,400
Appraised Xf (B) Value (Bldg)	4,300
Appraised Ob (B) Value (Bldg)	18,900
Appraised Land Value (Bldg)	317,000
Special Land Value	0
Total Appraised Parcel Value	962,600
Valuation Method	C
Total Appraised Parcel Value	962,600

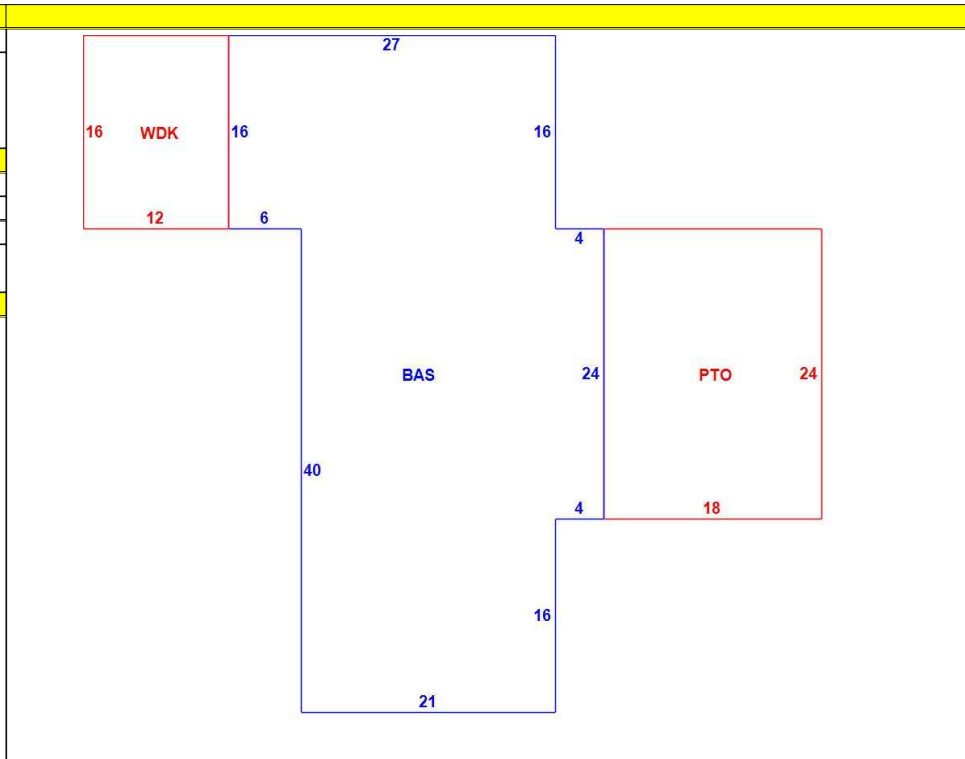
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-13	10-17-2023	809	Deck	4,000	06-30-2024	100	06-30-2024	Build a new 10 x 16 deck off m	07-16-2024	SR	02		03	Cycl Insp Comp
BLDR-21-10	08-20-2021	804	Addn Alt-Res	10,000	06-28-2023	100	06-30-2023	Adding fireplace at gable end	06-28-2023	SR	01		02	Bldg Permit Completed
TB-20-3355	12-29-2020	804	Addn Alt-Res	70,000	06-28-2023	100	06-30-2023	Add Master Bedroom addition	08-09-2022	SR	02		13	CALL BACK
BLDR-20-36	12-29-2020	804	Addn Alt-Res	2,000	06-14-2021	100	06-30-2021	Building ID #743 - Removal of	04-26-2022	CK	02		13	CALL BACK
									06-14-2021	SR	02		13	CALL BACK
									06-10-2020	WD			FR	Field Review
									02-19-2013	RB	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	1090	Multi Hses M-01	RF	2	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0108	1.700		1.0000	299,784.8	299,800		
Total Card Land Units					1.00 AC	Parcel Total Land Area					1.29	Total Land Value					299,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
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	09	Pine/Soft Wood			
Interior Floor 2	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	01	1 Bedroom			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan	2				
Accessory Apt					
Foundation Alt	02	Conc. Block			
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	410,345
Year Built	1952
Effective Year Built	2006
Depreciation Code	E
Remodel Rating	
Year Remodeled	
Depreciation %	14
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	86
RCNLD	352,900
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		86		0.00	4,300
SHD2	Shed w/Elec	L	120	26.00	1985		32		0.00	1,000
FOPG	Open Prch-rf-c	L	72	49.37	1985		61	C	1.00	2,400
SHED	Shed	L	112	18.00	2010		82		0.00	1,700
PAT2	Patio-Good	L	432	9.94	2024		100		0.00	4,200
WDC	Deck comp w	L	192	28.00	2024		100		0.00	6,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,368	1,368	1,368	299.96	410,345
PTO	Patio	0	432	0	0.00	0
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		1,368	1,992	1,368		410,345



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
RANDALL, ROBERT & TAYLOR, JENN  211 POPONESSETT ROAD  COTUIT MA 02635		2	Public Water			Description RESIDNTL RES LAND	Code 1090 1090	Assessed 645,600 317,000	Assessed 645,600 317,000
		4	Gas	1	Paved				
		6	Septic						
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 191 #DL 2 GIS ID F_945384_2685954				Plan Ref. 19/143 Land Ct# #SR Life Estate PP STATU A:Active Assoc Pid#		Total 962,600 962,600			

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RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
RANDALL, ROBERT & TAYLOR, JENNIFE KITCHEN, STEPHEN WALLACE, LORAN E ET AL WALLACE, LORAN E		33131 22656 19019 0764	0022 0005 0313 0497	08-03-2020 02-07-2008 09-10-2004 09-28-1950	U U U Q	I I I I	337,500 0 0 3,500	1 1A 1A U	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								2025	1090	645,600	2024	1090	629,000	2023	1090	449,400	
									1090	317,000		1090	317,000		1090	315,300	
								Total		962,600	Total		946,000	Total		764,700	

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						
0108			COTUIT		Appraised Bldg. Value (Card)					622,400
					Appraised Xf (B) Value (Bldg)					4,300
					Appraised Ob (B) Value (Bldg)					18,900
					Appraised Land Value (Bldg)					317,000
					Special Land Value					0
					Total Appraised Parcel Value					962,600
					Valuation Method					C
					Total Appraised Parcel Value					962,600

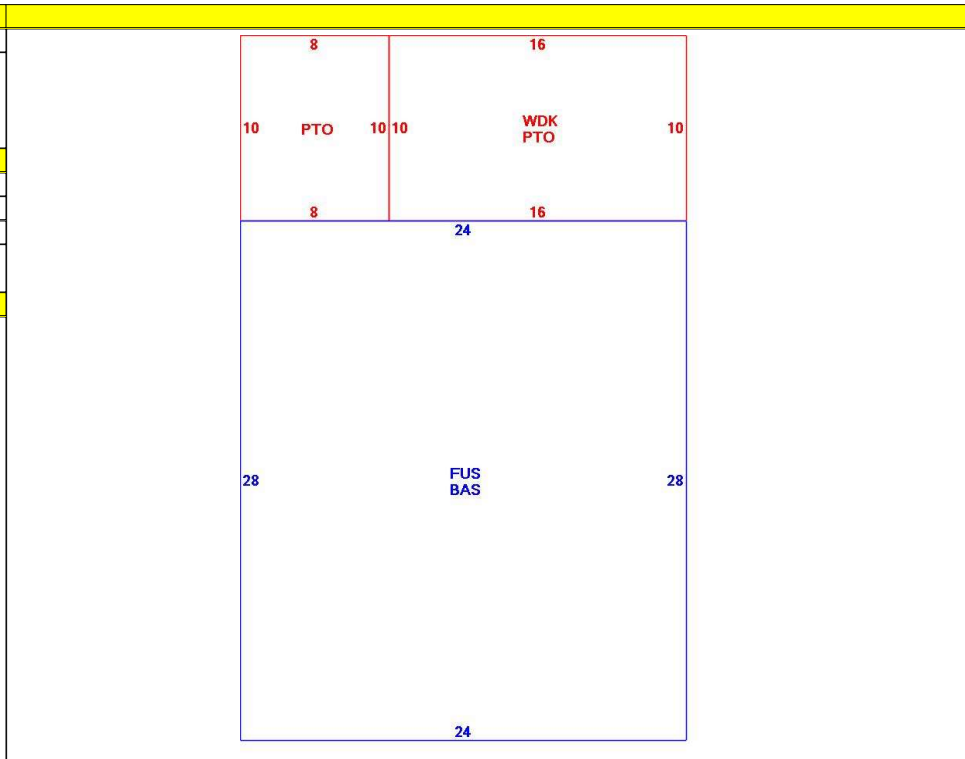
BUILDING PERMIT RECORD											VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	

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	0.290 AC	14,250.00	2.44263	1.0000	0	1.00	0108	1.700		1.0000	59,173.13	17,200
Total Card Land Units					0.29	AC	Parcel Total Land Area					1.29	Total Land Value			17,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C-	Average Minus			
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	05	Drywall			
Interior Wall 2		Minimum			
Interior Floor 1	02	Minimum/Plywd			
Interior Floor 2					
Heat Fuel	01	None			
Heat Type	01	None			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	11	1 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	364,194
Year Built	1960
Effective Year Built	1990
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	26
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	74
RCNLD	269,500
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
WDC	Wood Decking	L	160	20.00	1993		48		0.00	2,000
PAT1	Patio- Average	L	240	5.89	1993		74		0.00	1,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	672	672	672	270.98	182,097
FUS	Upper Story	672	672	672	270.98	182,097
PTO	Patio	0	240	0	0.00	0
WDK	Wood Deck	0	160	0	0.00	0
Ttl Gross Liv / Lease Area		1,344	1,744	1,344		364,194

