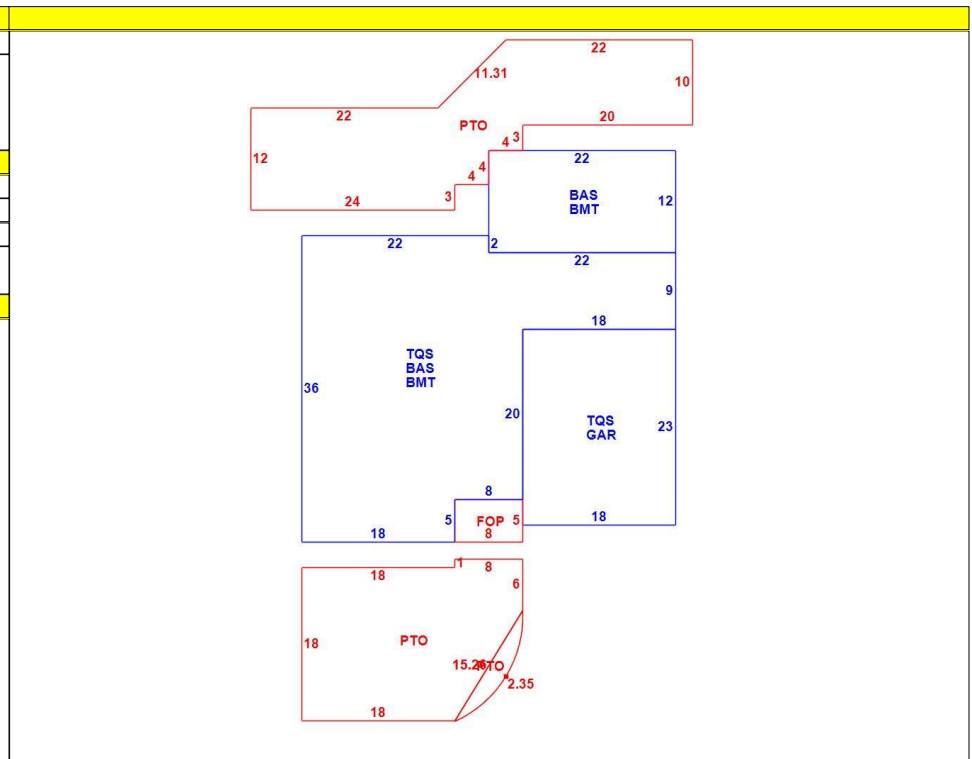


CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								801 FY2025 BARNSTABLE, MA VISION	
83 OLD MILL ROAD LLC 41 OCTOBER DRIVE FRANKLIN MA 02038		2	Above Street	2	Public Water	1	Paved			Description	Code	Assessed	Assessed						
				4	Gas					RESIDNTL	1090	926,600	926,600						
				6	Septic			7		RES LAND	1090	212,700	212,700						
		SUPPLEMENTAL DATA																	
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_962571_2692368				Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#				Total1,139,3001,139,300									
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)								
83 OLD MILL ROAD LLC WENDELL, JOHN W & MCBRIDE-WENDE WENDELL, JOHN W & MCBRIDE-WENDE MACDONALD, YVONNE		32621	0273	01-14-2020	U	I	10	1F	1F U U	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
		24120	0089	10-27-2009	U	I	1	2025		1090	926,600	2024	1090	812,100	2023	1090	692,600		
		9644	0249	04-15-1995	Q	I	106,000	1090		212,700	1090	212,700	1090	193,400					
		3553	0111	09-15-1982	Q	I	64,000	Total		1,139,300	Total	1,024,800	Total	886,000					
EXEMPTIONS				OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description		Amount	Code	Description	Number	Amount	Comm Int	APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)849,000 Appraised Xf (B) Value (Bldg)63,900 Appraised Ob (B) Value (Bldg)13,700 Appraised Land Value (Bldg)212,700 Special Land Value0 Total Appraised Parcel Value1,139,300 Valuation MethodC Total Appraised Parcel Value1,139,300									
Total				0.00															
ASSESSING NEIGHBORHOOD																			
Nbhd		Nbhd Name		B		Tracing		Batch											
0107								OSTVIL											
NOTES																			
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				
SM-21-146	12-28-2021	834	Sheet Metal	24,000	06-30-2022	100	06-30-2022	Install 2 96% efficient gas furn		07-19-2022	SR	02		02	Bldg Permit Completed				
BLDR-21-12	09-28-2021	824	New Cons1-2fa	650,000	06-30-2022	100	06-30-2022	Build new 3 bedroom, 2.5 bath		06-01-2020	WD			FR	Field Review				
BLDR-21-10	09-09-2021	810	Demolition	27,000	06-30-2022	100	06-30-2022	Demo existing house including		12-05-2017	KM	02		03	Cycl Insp Comp				
201307868	10-29-2013	NW	New Windows	4,000	12-10-2013	100	06-30-2014	REPLC 12 WINDS		02-28-2017	KM	02		03	Cycl Insp Comp				
201303772	06-21-2013	RE	Remodel	20,000	12-10-2013	100	06-30-2014	RESTORE TO 1 FAM		06-05-2014	MW	02		02	Bldg Permit Completed				
201300988	02-19-2013	RE	Remodel	7,500	12-10-2013	100	06-30-2014	REMOV PORCH REPLC W D		12-19-2013	MW	02		02	Bldg Permit Completed				
201203247	06-04-2012	SH	Shed		04-09-2014	100	06-30-2014	10X16 SHED		05-15-2007	PT	02		14	Cyclical Inspection				
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	RC	3	0.340	AC	176,344.00	2.53383	1.0000	5	1.00	0107	1.400			1.0000	625,562.7	212,700	
Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value					212,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	63	Gambrel			
Model	01	Residential			
Grade:	B-	Custom Minus			
Stories	2	2 Stories			
Exterior Wall 1	30	Cement Siding			
Exterior Wall 2					
RooF Structure	07	Gambrel			
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	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan	2				
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

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
SHD2	Shed w/Elec	L	160	26.00	2013		88		0.00	3,700
SHED	Shed	L	64	18.00	2017		96		0.00	1,100
BMT	Basement-Unfi	B	1,314	26.01	2022		99		0.00	31,800
GAR	Attached Gara	B	414	40.00	2022		99		0.00	16,200
FPLG	Gas Fireplace-	B	1	2500.00	2022		99		0.00	2,500
PAT2	Patio-Good	L	1,040	9.94	2020		96		0.00	8,900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,314	1,314	1,314	347.17	456,186	
BMT	Basement Area	0	1,314	0	0.00	0	
FOP	Open Porch	0	40	0	0.00	0	
GAR	Attached Garage	0	414	0	0.00	0	
PTO	Patio	0	1,040	0	0.00	0	
TQS	Three Quarter Story	952	1,464	952	225.76	330,509	
Ttl Gross Liv / Lease Area		2,266	5,586	2,266		786,695	



State Use 1090
Print Date 12/19/2024 12:05:16

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								801 FY2025 BARNSTABLE, MA VISION			
83 OLD MILL ROAD LLC 41 OCTOBER DRIVE FRANKLIN MA 02038				2	Above Street	2	Public Water	1	Paved			Description RESIDNTL RES LAND	Code 1090 1090	Assessed 926,600 212,700	Assessed 926,600 212,700								
						4	Gas			7													
				SUPPLEMENTAL DATA																			
				Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_962571_2692368				Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#				Total		1,139,300	1,139,300								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)										
83 OLD MILL ROAD LLC WENDELL, JOHN W & MCBRIDE-WENDE WENDELL, JOHN W & MCBRIDE-WENDE MACDONALD, YVONNE				32621		0273	01-14-2020	U	I	10		1F	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
				24120		0089	10-27-2009	U	I	1		1F	2025	1090	926,600	2024	1090	812,100	2023	1090	692,600		
				9644		0249	04-15-1995	Q	I	106,000		U		1090	212,700		1090	212,700		1090	193,400		
				3553		0111	09-15-1982	Q	I	64,000		U	Total		1,139,300	Total		1,024,800	Total		886,000		
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												APPRaised VALUE SUMMARY					
Nbhd		Nbhd Name				B		Tracing			Batch		Appraised Bldg. Value (Card)						849,000				
0107											OSTVIL		Appraised Xf (B) Value (Bldg)						63,900				
												Appraised Ob (B) Value (Bldg)						13,700					
												Appraised Land Value (Bldg)						212,700					
												Special Land Value						0					
												Total Appraised Parcel Value						1,139,300					
												Valuation Method						C					
												Total Appraised Parcel Value						1,139,300					
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						
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	RC	3	0 SF	0.00	1.00000	1.0000	5	1.00	0107	1.400					0.0000	0	0				
Total Card Land Units					0.00	SF	Parcel Total Land Area					0.34	Total Land Value										

Property Location 83 OLD MILL ROAD
Vision ID 9017 Account # 77197

Map ID 141/ 049/ //
Bldg # 2

Bldg Name
Sec # 1 of 1

Card # 2 of 2

State Use 1090
Print Date 12/19/2024 12:05:17

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description			Element	Cd	Description		
Style	36	Cottage							
Model	01	Residential							
Grade:	C	Average							
Stories	1	1 Story							
Exterior Wall 1	30	Cement Siding							
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	07	Mixed							
Heat Type	04	Hot Air							
AC Type	03	Central							
Bedrooms	01	1 Bedroom							
Full Baths	1								
Half Baths	0								
Extra Fixtures									
Total Rooms	3	3 Rooms							
Bath Style									
Kitchen Style									
Occupancy									
Sewer Occupan									
Accessory Apt									
Foundation Alt	01	Poured Conc.							
Rms Prts									
Bath Split	10	1 Full-0 Half							

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
BFA	Bsmt Fin-Avg	B	280	17.36	1982		69		0.00	3,400
FOP	Open Porch-ro	B	33	55.00	1982		69		0.00	1,800
BMT	Basement-Unfi	B	280	26.01	1982		69		0.00	8,200

BUILDING SUB-AREA SUMMARY SECTION										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	Deprec Value	Net Value	Net Cost	Net Area
BAS	First Floor	434	434	434	234.44	101,747	0	101,747	101,747	434
BMT	Basement Area	0	280	0	0.00	0	0	0	0	280
FOP	Open Porch	0	33	0	0.00	0	0	0	0	33

Ttl Gross Liv / Lease Area		434	747	434		101,747
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