

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
TRIDICO, ANDREA & DE FREITAS, A 58 WARWICK WAY CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	396,800	396,800
			6 Septic		3	RES LAND	1010	152,900	152,900
SUPPLEMENTAL DATA						Total 549,700 549,700			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 42 #DL 2 GIS ID F_964200_2705541				Plan Ref. 350/55 Land Ct# #SR Life Estate PP STATU Assoc Pid#					

801
 FY2025
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TRIDICO, ANDREA & DE FREITAS, ANTO		34157 245	05-27-2021	Q	I	520,000	00	Year	Code	Assessed	Year	Code	Assessed
RIOS, GILSON GONSALVES		16116 0090	12-19-2002	Q	I	285,000	00	2025	1010	396,800	2024	1010	393,000
PILKINGTON, DONDALD & SUSAN		14138 0220	08-14-2001	Q	I	162,500	00		1010	152,900	2023	1010	342,000
BEKSHA, FRANCIS W ET ALS		7558 0345	06-15-1991	Q	I	124,000	00						
HEAP, RALPH G ETALS		4328 0099	11-15-1984	U	I	0	1A						
Total								549,700	Total	545,900	Total	481,000	

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
0105			CENVIL

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	350,300
Appraised Xf (B) Value (Bldg)	42,800
Appraised Ob (B) Value (Bldg)	3,700
Appraised Land Value (Bldg)	152,900
Special Land Value	0
Total Appraised Parcel Value	549,700
Valuation Method	C
Total Appraised Parcel Value	549,700

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
EXPR-22-1	11-09-2022	835	Sid/Wind/Roof/	10,500	12-14-2022	100	06-30-2023	roofing	01-17-2023	TR	03		16	In Office Review
BLDR-22-12	11-07-2022	839	Solar Panel-Re	19,217	12-14-2022	0	12-14-2022	Installation of a rooftop mounte	04-30-2020	LS			FR	Field Review
16-1711	06-21-2016	834	Sheet Metal	17,000	06-30-2017	100	06-30-2017	Supply and Install the Followin	07-31-2017	KM	02		14	Cyclical Inspection
									07-25-2007	PT	02		14	Cyclical Inspection

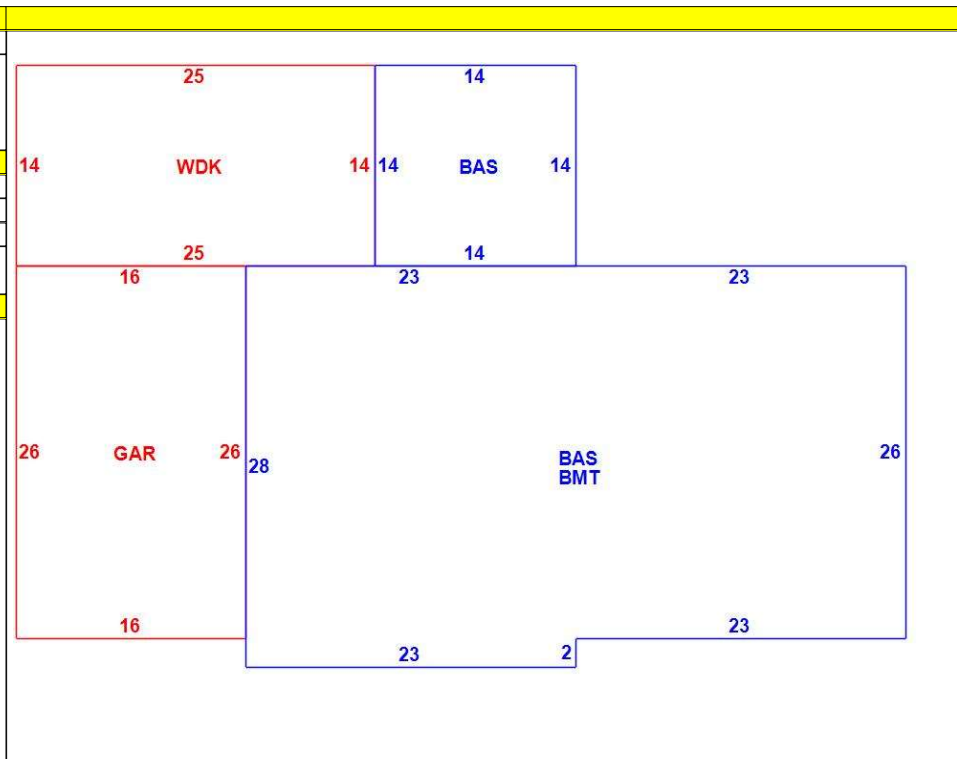
LAND LINE VALUATION SECTION

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	1010	Single Fam M-0	RC	3	0.370	AC	176,344.00	2.34343	1.0000	5	1.00	0105	1.000		1.0000	413,244.5	152,900

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	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					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	427,201
Year Built	1983
Effective Year Built	2001
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	18
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	82
RCNLD	350,300
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	1999		82		0.00	4,100
WDC	Wood Deck w/	L	350	18.00	1999		60		0.00	3,700
GAR	Attached Gara	B	416	40.00	1999		82		0.00	13,500
BMT	Basement-Unfi	B	1,242	26.01	1999		82		0.00	25,200
SOL1	Solar PV Pane	B	27	860.00	2022		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,438	1,438	1,438	297.08	427,201
BMT	Basement Area	0	1,242	0	0.00	0
GAR	Attached Garage	0	416	0	0.00	0
WDC	Wood Deck	0	350	0	0.00	0
Ttl Gross Liv / Lease Area		1,438	3,446	1,438		427,201

