

Property Location: 15 RAVEN LN
 Vision ID: 7280 Account #:

MAP ID: 132/ 23/ 3/B /
 Bldg #: 1

Bldg Name:
 Sec #: 1 of 1 Card #: 1 of 1

State Use: 1020
 Print Date: 12/20/2019

CURRENT OWNER		TOPO.	UTILITIES	STRT. / ROAD	LOCATION	CURRENT ASSESSMENT											
HERMANCE CHRISTOPHER & GILLIA						Description	Code	Appraised Value	Assessed Value								
15 RAVEN LN UNIT 3B						RESIDNTL	1020	709,000	709,000								
GLOUCESTER MA 01930		SUPPLEMENTAL DATA															
		Alt Prcl I 0132 0023 03B SUB-DIV PP ACCT WARD PREC. GIS ID M_269200_928073 ASSOC. PID#															
						Total:		709,000	709,000								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HERMANCE CHRISTOPHER & GILLIAN P		34293 0634	08-13-2015	Q	I	539,000	00	Year	Code	Assessed Val.	Year	Code	Assessed Val.				
TARR BEVERLY E		14838 0074	05-28-1998	Q	I	262,500	00	2019	1020	654,600	2018	1020	567,300				
LYONS SUELLEN A		14107 0591	05-15-1997	Q	I	235,000	00				2017	1020	525,700				
KAY SHEILAM		7534 0016	09-28-1984	Q	I	180,000	UN										
NICOSIA M SCHORK K TR		0				0		Total:	654600	Total:	567300	Total:	525700				
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor									
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.									
			Total: 0.00														
ASSESSING NEIGHBORHOOD																	
Nbhd		Nbhd Name		Street Index Name		Tracing		Batch									
0001																	
NOTES																	
MD 2026 SF GLA & 254 SF GARAGE AREAS CALCULATED FROM PLANS 2.941% INT MIDDLE TOWNHOUSE UNIT RENOVATED KITCHEN & BATHS																	
BUILDING PERMIT RECORD																	
Permit ID	Issue Date	Type	Description	Amount	Insp. Date.	Date Comp.	Comments					Date	Type	IS	ID	CD	Purpose/Result
39553	03-16-2018	RS		240,000			REPLACE ALL INTERIOR FINISHES					03-14-2016	02	3	GJ	EX	EXTERIOR INSPECTION
39553	03-16-2018	RE		240,000			RENOVATE AFTER WATER DAMAGE,					06-11-2012	02		TG	EX	EXTERIOR INSPECTION
												03-29-2004			AS	VI	VISIT INSPECTION
												01-01-1991			AS	SR	ASSESSOR
												01-14-2019	02		TG	EX	EXTERIOR INSPECTION
												07-16-2019	02		NP	EX	EXTERIOR INSPECTION
LAND LINE VALUATION SECTION																	
B#	Use Code	Use Description	Zone	Land Units	Unit Price	I. Factor	S.I.	Acre Disc.	C. Factor	Nbhd.	Nbhd. Adj.	Notes	Special Pricing			Adj. Unit Price	Land Value
1	1020	CONDO MDL-05	R-10	0 SF	153.21	2.1500	9	1.0000	1.00	2	1.000		Spec. Use	Spec. Calc.		329.4	0
				Total Card Land Units:	0.0000	AC	Parcel Total Land Area				0.0000	AC	Total Land Value:				0

VISION

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GLOUCESTER, MA

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Code	Description	Element	Code	Description
Style:	55	Condominium			
Model	05	Res Condo			
Grade	06	Excellent			
Stories:	3				
Occupancy	1				
Interior Wall 1:	05	Drywall/Sheet			
Interior Wall 2:					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel:	04	Electric			
Heat Type:	04	Forced Air-Duc			
AC Type:	02	Heat Pump			
Ttl Bedrms:	02	2 Bedrooms			
Ttl Bathrms:	2	2 Full			
Ttl Half Bths:	1				
Xtra Fixtres					
Total Rooms:					
Bath Style:					
Kitchen Style:					
CONDO DATA					
Cmplx Acct#	103885	ID	530	%Own	0.000
Cmplx Name	1 RAVEN LN		B#	1	S# 1
Adjust Type	Code	Description	Factor%		
Condo Flr	2	NWF	147		
Condo Unit			100		
COST/MARKET VALUATION					
Adj. Base Rate				341.61	
Undepreciated Value				726,949	
Net Other Adjustments				19,797	
Replace Cost				746,755	
Year Built				1984	
Effective Year Built				2012	
Depreciation Code				L	
Remodel Rating					
Year Remodeled					
Depreciation %				6	
Functional Obslnc				0	
External Obslnc				0	
Cost Trend Factor				1	
Condition					
Condition % - % Complete					
Overall % Cond				94	
RCNLD				701,900	
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

FUS
(577 sf)

FUS
(793 sf)

BAS
(656 sf)

FGR
(254 sf)

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	I/B	Units	Unit Price	Yr. Blt.	Cond. Cd	Grade	Dep. Rate	% Gd.	Appr. Value
FPL3	2 STORY CHI	B	1	7500.00	2007			1.00	94	7,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	656	656	656	341.61	224,097
FGR	Garage, Finished	0	254	102	137.18	34,844
FUS	Upper Story, Finished	1,370	1,370	1,370	341.61	468,008
Ttl Gross Liv/Lease Area:		2,026	2,280	2,128		726,949

