

Key: 10222

Town of Provincetown - Fiscal Year 2026

9/18/2025

7:56 pm

SEQ #: 134

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID					LOCATION						
BM WOODFIN IRR TR FBO KA OLSEN KA OLSEN & SJ WOODFIN TTEES 285 OLD DUBLIN RD MARLBOROUGH, NH 03455										12-1-71-A					6 WAREHAM ST						
										TRANSFER HISTORY					DOS		T	SALE PRICE		BK-PG (Cert)	
										BM WOODFIN IRR TR FBO KA					06/24/2020		F	100		33010-313	
										BERTHA M WOODFIN IRR TR					05/17/2012		F	100		26340-22	
										BERTHA M WOODFIN TR					05/02/2012		J	1		26301-41	
CD	T	AC/SF/UN		Nbhd		Infl1		Infl2		ADJ BASE		SAF	Use		Lpi	VC	CREDIT AMT	ADJ VALUE			
100	A	0.184		CIM	1.00	100	1.00	100	1.00	4,741,950		1.00	100	1.00	M03	1.50			872,520		
300	A	0.295		CIM	1.00	100	1.00	100	1.00	163,950		0.74	100	1.00	M03	1.50			35,590		

TOTAL	20,870 SF	ZONING	R3	FRNT	125	ASSESSED	CURRENT	PREVIOUS
Nbhd	CIM	NOTE				LAND	908,100	891,000
Infl1	100					BUILDING	204,700	199,500
Infl2	100					DETACHED	2,000	2,000
						OTHER	540,800	534,300
						TOTAL	1,655,600	1,626,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	F 0.50	1940	180	22.65	2,000



BLDG COMMENTS		
TREE TOP; BLDG 2 IN UNIVERS		

BUILDING	CD	ADJ	DESC	MEASURE	10/13/2015	CB
MODEL	1		RESIDENTIAL			
STYLE	6	1.30	COTTAGE/BUNG [100%]	LIST	10/13/2015	INT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]	REVIEW	7/15/2021	CB

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	255,870		
NET AREA	360	DETAIL ADJ	0.883	FOUNDATION	2	SLAB	0.95	A	BAS	L	BAS AREA	360	1950	600.84	216,303	CONDITION ELEM		CD	
\$NLA(RCN)	\$711	OVERALL	1.495	EXT. COVER	1	WOOD SHINGLES	1.00	B	EPA	N	ENCL PORCH	105		277.63	29,151	EXTERIOR		G	
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	25		276.64	6,916	INTERIOR		G	
				ROOF COVER	1	ASPHALT SHINGLE	1.00											A	
				FLOOR COVER	2	SOFTWOOD	1.00											A	
				INT. FINISH	3	WOOD PANEL	1.00											U	
				HEATING/COOL	13	NO HEAT	0.93											U	
				FUEL SOURCE	8	NONE	1.00												
				SEPTIC FIELD	2	TITLE V	1.00												
																EFF.YR/AGE		1997 / 27	
																COND	20	20 %	
																FUNC	0		
																ECON	0		
																DEPR	20	% GD	80
																RCNLD			\$204,700

BUILDING

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SEQ #: 135

CURRENT OWNER						PARCEL ID			LOCATION				CLASS		CLASS%		DESCRIPTION			BN ID		BN		CARD							
BM WOODFIN IRR TR FBO KA OLSEN KA OLSEN & SJ WOODFIN TTEES 285 OLD DUBLIN RD MARLBOROUGH, NH 03455						12-1-71-A			6 WAREHAM ST				1110		100		4 TO 8 UNITS					2		2 of 4							
						TRANSFER HISTORY			DOS		T	SALE PRICE		BK-PG (Cert)		PMT NO		PMT DT		TY	DESC		AMOUNT		INSP		BY	1st	%		
CD	T	AC/SF/UN		Nbhd	Infl1	Infl2	ADJ BASE	SAF	Use	Lpi	VC	CREDIT AMT		ADJ VALUE																	
TOTAL					ZONING		FRNT			ASSESSED			CURRENT		PREVIOUS																
Nbhd					NOTE						LAND BUILDING DETACHED OTHER		107,800																		
Infl1						TOTAL																									
Infl2																															
TY	QUAL	COND	DIM/NOTE		YB	UNITS	ADJ PRICE		RCNLD		PHOTO 11/04/2020																				
																															
BUILDING		CD	ADJ	DESC		MEASURE		10/13/2015		CB		BLDG COMMENTS																			
MODEL		1		RESIDENTIAL		LIST		10/13/2015		INT		TIP TOP;BLDG 3 IN UNIVRS																			
STYLE		6	1.30	COTTAGE/BUNG [100%]		REVIEW		1/5/2021		CB																					
QUALITY		A	1.00	AVERAGE [100%]																											
FRAME		1	1.00	WOOD FRAME [100%]																											
YEAR BLT		1940		SIZE ADJ		1.000		ELEMENT		CD	DESCRIPTION		ADJ		S	BAT	T	DESCRIPTION		UNITS		YB		ADJ PRICE		RCN		TOTAL RCN		145,681	
NET AREA		192		DETAIL ADJ		0.883		FOUNDATION		2	SLAB		0.95		A	BAS	L	BAS AREA		192		1940		600.84		115,362		CONDITION ELEM		CD	
\$NLA(RCN)		\$759		OVERALL		1.495		EXT. COVER		1	WOOD SHINGLES		1.00		B	EPA	N	ENCL PORCH		84				319.27		26,819					
CAPACITY		UNITS		ADJ		ROOF SHAPE		1	GABLE		1.00																				
STORIES(FAR)		1		1.00		ROOF COVER		1	ASPHALT SHINGLE		1.00																				
ROOMS		2		1.00		FLOOR COVER		2	SOFTWOOD		1.00																				
BEDROOMS		1		1.00		INT. FINISH		3	WOOD PANEL		1.00																				
FULL BATHS		1		1.00		HEATING/COOL		13	NO HEAT		0.93																				
HALF BATHS		0		1.00		FUEL SOURCE		8	NONE		1.00																				
TOT FIXTURES		5		\$3,500		SEPTIC FIELD		3	CESSPOOL		1.00																				
# OF UNITS		1		1.00																											
KITCHENS		1		1.00																											
AFFORD.HSG UN		0		1.00																											
EFF.YR/AGE		1986 / 38																													
COND		26		26 %																											
FUNC		0																													
ECON		0																													
DEPR		26		% GD		74																									
RCNLD		\$107,800																													

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						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Use	Lpi	VC	CREDIT AMT	ADJ VALUE		
TOTAL				ZONING		FRNT					ASSESSED	CURRENT	PREVIOUS	
Nbhd			NOTE						LAND		223,800			
Infl1									BUILDING					
Infl2									DETACHED					
									OTHER					
									TOTAL					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	11/04/2020
									
BUILDING								BLDG COMMENTS	
MODEL	CD	ADJ	DESC		MEASURE	10/13/2015	CB	SUNNY TOP;BLDG 4 IN UNIVERS	
STYLE	1		RESIDENTIAL		LIST	10/13/2015	INT		
QUALITY	6	1.30	COTTAGE/BUNG [100%]		REVIEW	1/5/2021	CB		
FRAME	A	1.00	AVERAGE [100%]						
	1	1.00	WOOD FRAME [100%]						

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	302,470
NET AREA	420	DETAIL ADJ	0.883	FOUNDATION	2	SLAB	0.95	A	BAS	L	BAS AREA	420	1950	600.84	252,353	CONDITION ELEM CD	
\$NLA(RCN)	\$720	OVERALL	1.495	EXT. COVER	1	WOOD SHINGLES	1.00	B	OPA	N	OPEN PORCH	24		276.64	6,639	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCL PORCH	144		277.62	39,978	INTERIOR	
				ROOF COVER	1	ASPHALT SHINGLE	1.00									KITCHEN	
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS	
				INT. FINISH	3	WOOD PANEL	1.00									HEAT	
				HEATING/COOL	13	NO HEAT	0.93									ELECT	
				FUEL SOURCE	8	NONE	1.00										
				SEPTIC FIELD	0		1.00										
CAPACITY		UNITS	ADJ													EFF.YR/AGE	
STORIES(FAR)		1	1.00													1986 / 38	
ROOMS		3	1.00													COND	
BEDROOMS		1	1.00													26 26 %	
FULL BATHS		1	1.00													FUNC	
HALF BATHS		0	1.00													0	
TOT FIXTURES		5	\$3,500													ECON	
# OF UNITS		1	1.00													0	
KITCHENS		1	1.00													DEPR	
AFFORD.HSG UN		0	1.00													26 % GD	
																74	
																RCNLD	
																\$223,800	

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						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)

CD	T	AC/SF/UN	Nbhd	Infl1	Infl2	ADJ BASE	SAF	Use	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL		ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE		LAND	209,200	
Infl1				BUILDING		
Infl2				DETACHED		
				OTHER		
				TOTAL		

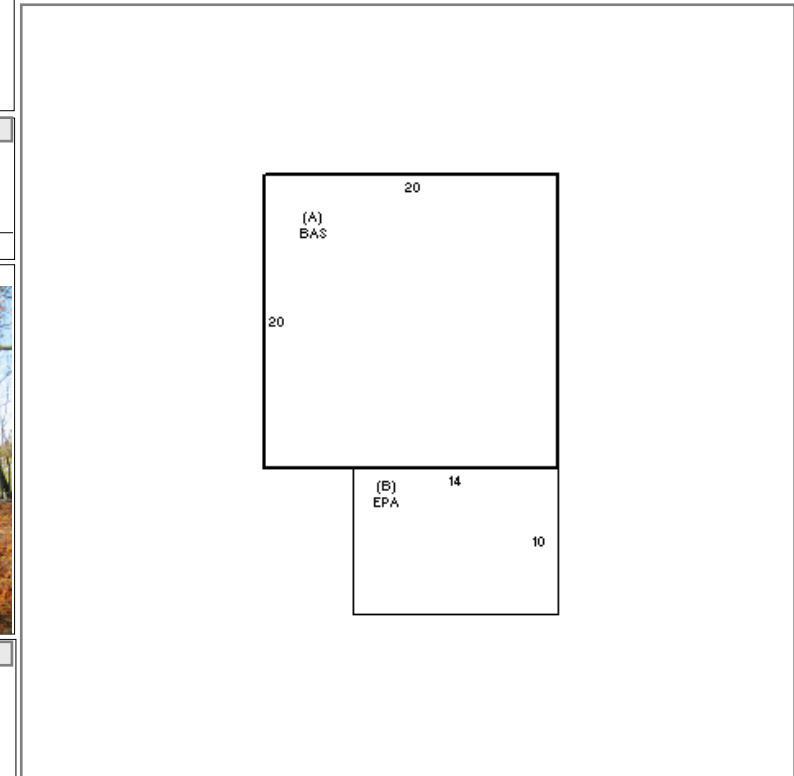
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	10/13/2015	CB
MODEL	1		RESIDENTIAL	LIST	10/13/2015	CB
STYLE	6	1.30	COTTAGE/BUNG [100%]			
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]	REVIEW	1/5/2021	CB

BLDG COMMENTS	
HILL TOP;BLDG 5 IN UNIVERS	

CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
1110	100	4 TO 8 UNITS					4	4 of 4	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%	



YEAR BLT		1950	SIZE ADJ		1.000	ELEMENT		CD	DESCRIPTION		ADJ	S	BAT	T	DESCRIPTION		UNITS	YB	ADJ PRICE	RCN	TOTAL RCN		282,703	
NET AREA		400	DETAIL ADJ		0.883	FOUNDATION		2	SLAB		0.95	A	BAS	L	BAS AREA		400	1950	600.84	240,336	CONDITION ELEM		CD	
\$NLA(RCN)		\$707	OVERALL		1.495	EXT. COVER		1	WOOD SHINGLES		1.00	B	EPA	N	ENCL PORCH		140		277.62	38,867	EXTERIOR			
						ROOF SHAPE		1	GABLE		1.00										INTERIOR			
						ROOF COVER		1	ASPHALT SHINGLE		1.00										KITCHEN			
						FLOOR COVER		2	SOFTWOOD		1.00										BATHS			
						INT. FINISH		3	WOOD PANEL		1.00										HEAT			
						HEATING/COOL		13	NO HEAT		0.93										ELECT			
						FUEL SOURCE		8	NONE		1.00													
						SEPTIC FIELD		3	CESSPOOL		1.00													