

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
RASPANTE, LUCIANO								Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
95 BRITTANY DRIVE								RESIDNTL	1010	759,400	759,400	
COTUIT MA 02635								RES LAND	1010	306,600	306,600	
<b>SUPPLEMENTAL DATA</b>												<b>VISION</b>
Alt Prcl ID				Plan Ref. 563/100								
Split Zonin				Land Ct#								
BID Parcel				#SR								
ResExpt Q YES:				Life Estate								
#DL 1 LOT 7				PP STATU								
#DL 2												
GIS ID F_945174_2699903				Assoc Pid#								
								Total		1,066,000	1,066,000	

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
HIGGINS, CATHERINE R TR				35879 333	07-10-2023	U	I	1	1V	Year	Code	Assessed	Year	Code	Assessed
RASPANTE, LUCIANO				33634 113	12-31-2020	U	I	0	1F	2023	1010	673,700	2022	1010	565,800
RASPANTE, LUCIANO				33634 110	01-09-2019	U	I	0	1F		1010	304,000		1010	196,400
RASPANTE, LUCIANO & ROSARIA				2068 0336	07-10-1974	U	V	0					2021	1010	477,600
														1010	208,700
														1010	10,300
								Total		977,700	Total	762,200	Total	696,600	

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2022	5C	RESIDENTIAL EXEMPTION	0.00					
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0108			COTUIT

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
<b>APPRAISED VALUE SUMMARY</b>			
Appraised Bldg. Value (Card)			677,600
Appraised Xf (B) Value (Bldg)			71,500
Appraised Ob (B) Value (Bldg)			10,300
Appraised Land Value (Bldg)			306,600
Special Land Value			0
Total Appraised Parcel Value			1,066,000
Valuation Method			C
Total Appraised Parcel Value			1,066,000

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
60123	04-08-2002	DW	Dwelling	229,344	01-27-2006	100	01-01-2006	3BD VICTORIAN	11-04-2022	SR	01		03	Cycl Insp Comp
									08-02-2021	LH	03		16	In Office Review
									05-21-2020	LS			FR	Field Review
									08-14-2014	JR	03		16	In Office Review
									01-30-2013	RB	03		03	Cycl Insp Comp
									01-28-2010	NF	03		16	In Office Review
									09-22-2009	MK	01		52	New Construction

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	RF	2	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0108	1.700	LOVELLS POND	1.0000	299,784.8	299,800	
1	1010	Single Fam M-0	RF	2	0.280 AC	14,250.00	1.00000	1.0000	0	1.00	0108	1.700		1.0000	24,225	6,800	
Total Card Land Units					1.28 AC	Parcel Total Land Area					1.28	Total Land Value					306,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
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	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	8				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Owne 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		744,647
			Year Built		2003
			Effective Year Built		2007
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		9
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		91
			RCNLD		677,600
			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
FPL3	Fireplace 2 sto	B	1	7000.00	2009		91		0.00	6,400
WDC	Wood Decking	L	312	20.00	2007		76		0.00	4,700
FOP	Open Porch-ro	B	70	55.00	2009		91		0.00	3,900
GAR	Attached Gara	B	704	40.00	2009		91		0.00	21,500
BMT	Basement-Unfi	B	1,942	26.01	2009		91		0.00	39,700
PAT2	Patio-Good	L	672	9.94	2007		88		0.00	5,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,943	1,943	1,943	256.42	498,226
BMT	Basement Area	0	1,943	0	0.00	0
FAT	Attic, Finished	106	704	106	38.61	27,181
FOP	Open Porch	0	70	0	0.00	0
GAR	Attached Garage	0	704	0	0.00	0
PTO	Patio	0	672	0	0.00	0
UAT	Attic, Unfinished	0	108	11	26.12	2,821
UHS	Half Story, Unfinished	0	862	259	77.05	66,413
UUS	Upper Story, Unfinished	0	688	585	218.03	150,006
WDK	Wood Deck	0	312	0	0.00	0
Ttl Gross Liv / Lease Area		2,049	8,006	2,904		744,647

