

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WIANNO CLUB							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
P O BOX 249							RESIDENTL	1230	1,925,200	1,925,200	
OSTERVILLE MA 02655							RES LAND	1230	2,139,900	2,139,900	
SUPPLEMENTAL DATA											
Alt Prcl ID					Plan Ref.		32/143				
Split Zonin					Land Ct#		13731-A				
BID Parcel					#SR						
ResExpt Q					Life Estate		PP STATU				
#DL 1 LOT B											
#DL 2											
GIS ID F_964769_2687227					Assoc Pid#						
								Total	4,065,100	4,065,100	

**VISION**

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WIANNO CLUB			C2362 0	07-02-1930	U	I	0		Year	Code	Assessed	Year	Code	Assessed
WIANNO CLUB			0347 0321	06-16-1916	U		0		2023	1230	1,866,300	2022	1230	1,949,200
										1230	2,749,100		1230	1,419,100
												2021	1230	1,753,500
													1230	1,419,100
													1230	20,600
								Total	4,615,400	Total	3,368,300	Total	3,193,200	

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 1,809,500			
			Total	0.00					Appraised Xf (B) Value (Bldg) 95,100			

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0119			OSTVIL

NOTES											
<p>Appraised Land Value (Bldg) 2,139,900</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 4,065,100</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 4,065,100</p>											

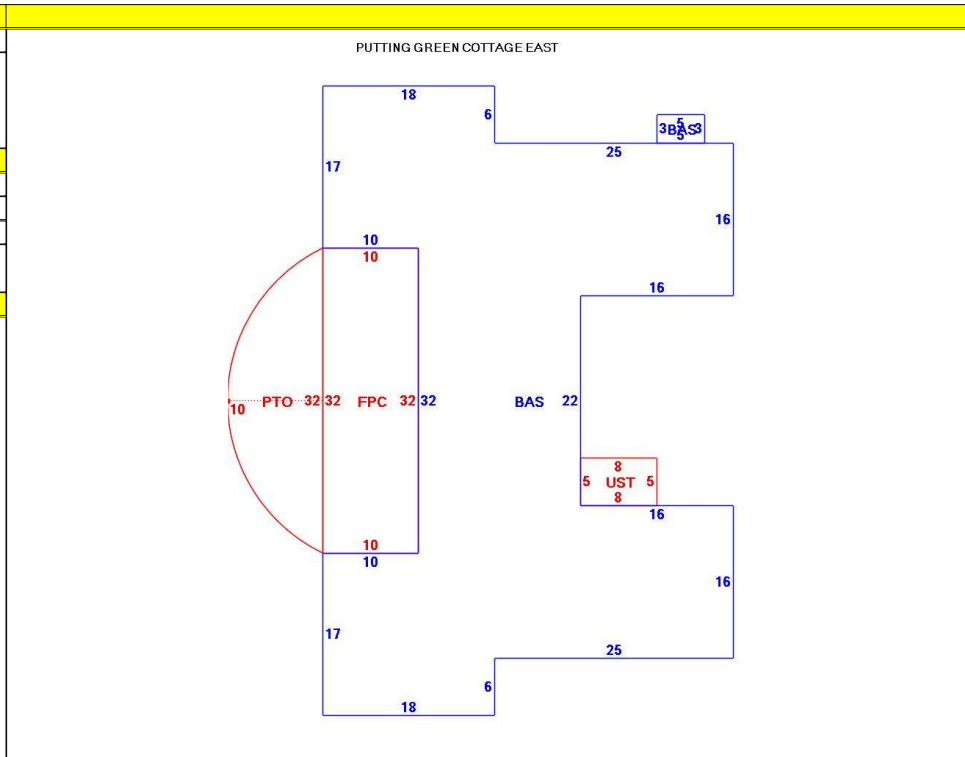
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201201319	03-28-2012	NR	New Roof	9,000	06-30-2013	100	06-30-2013	REROOF & SIDEWALL PUTTI	06-04-2020	WD			FR	Field Review
201201318	03-19-2012	NR	New Roof	10,000	06-30-2013	100	06-30-2013	REROOF & SIDEWALL- PUTT	11-19-2015	JR	03		03	Cycl Insp Comp
201201320	03-08-2012	NR	New Roof	9,000	06-30-2013	100	06-30-2013	REROOF & SIDEWALL PUTT	12-14-2011	JR	03		16	In Office Review
201201314	03-08-2012	NR	New Roof	22,000	06-30-2013	100	06-30-2013	REROOF WAYSIDE BLDG	03-21-2007	TP	03		16	In Office Review
35686	01-04-1999	RE	Remodel	75,000	01-01-2000	100		BATHROOMS						
16255	07-02-1996	TP	Temporary	0	07-02-1997	100		TENT						

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	1230	DORMITORY M-	RF-1	3	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0119	12.000			1.0000	2,116,128
1	1230	DORMITORY M-		3	1.670 AC	14,250.00	1.00000	1.0000	0	1.00		1.000	EXCS		1.0000	23,800
Total Card Land Units					2.67	AC	Parcel Total Land Area					2.67	Total Land Value			2,139,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	10	Duplex			
Model	01	Residential			
Grade:	B	Custom			
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	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	11	Ceram Clay Til			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	07	Slab/Poured			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Owne 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		394,958
			Year Built		1954
			Effective Year Built		1993
			Depreciation Code		VG
			Remodel Rating		
			Year Remodeled		
			Depreciation %		20
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		80
			RCNLD		316,000
			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
PAV1	PAVING-ASP	L	10,00	3.00	1985		32		0.00	9,600
FOP	Open Porch-ro	B	320	55.00	1995		80		0.00	10,000
UST	Utility Storage-	B	40	17.11	1995		80		0.00	600
PAT2	Patio-Good	L	229	9.94	2001		82		0.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,881	1,881	1,881	209.97	394,958
FPC	Open Porch Conc. Floor	0	320	0	0.00	0
PTO	Patio	0	229	0	0.00	0
UST	Utility Enclosure	0	40	0	0.00	0
Ttl Gross Liv / Lease Area		1,881	2,470	1,881		394,958



CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WIANNO CLUB							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA  <b>VISION</b>
P O BOX 249							RESIDNTL	1230	1,925,200	1,925,200	
OSTERVILLE MA 02655							RES LAND	1230	2,139,900	2,139,900	
SUPPLEMENTAL DATA											
Alt Prcl ID			Split Zonin		Plan Ref. 32/143						
#DL 1 LOT B			ResExpt Q		Land Ct# 13731-A						
#DL 2					#SR						
GIS ID F_964769_2687227					Life Estate						
					PP STATU						
					Assoc Pid#						
							Total		4,065,100	4,065,100	

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
WIANNO CLUB			C2362 0	07-02-1930	U	I	0		Year	Code	Assessed	Year	Code	Assessed	
WIANNO CLUB			0347 0321	06-16-1916	U		0		2023	1230	1,866,300	2022	1230	1,949,200	
										1230	2,749,100		1230	1,419,100	
													1230	20,600	
							Total		4,615,400	Total		3,368,300	Total		3,193,200

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0119			OSTVIL

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			1,809,500
Appraised Xf (B) Value (Bldg)			95,100
Appraised Ob (B) Value (Bldg)			20,600
Appraised Land Value (Bldg)			2,139,900
Special Land Value			0
Total Appraised Parcel Value			4,065,100
Valuation Method			C
Total Appraised Parcel Value			4,065,100

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	1230	DORMITORY M-	RF-1	3	0.000 AC	0.00	1.00000	1.0000	0	1.00		1.000		0.0000	0	0	
Total Card Land Units					0.00 AC	Parcel Total Land Area					2.67	Total Land Value					0



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WIANNO CLUB						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
P O BOX 249						RESIDNTL	1230	1,925,200	1,925,200	
OSTERVILLE MA 02655						RES LAND	1230	2,139,900	2,139,900	<b>VISION</b>
SUPPLEMENTAL DATA						Total				
Alt Prcl ID			Plan Ref. 32/143							
Split Zonin			Land Ct# 13731-A							
BID Parcel			#SR							
ResExpt Q			Life Estate							
#DL 1 LOT B			PP STATU							
#DL 2			Assoc Pid#							
GIS ID F_964769_2687227										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WIANNO CLUB		C2362 0	07-02-1930	U	I	0		Year	Code	Assessed	Year	Code	Assessed
WIANNO CLUB		0347 0321	06-16-1916	U		0		2023	1230	1,866,300	2022	1230	1,949,200
									1230	2,749,100	2021	1230	1,419,100
									1230			1230	20,600
								Total		4,615,400	Total		3,368,300
								Total			Total		3,193,200

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

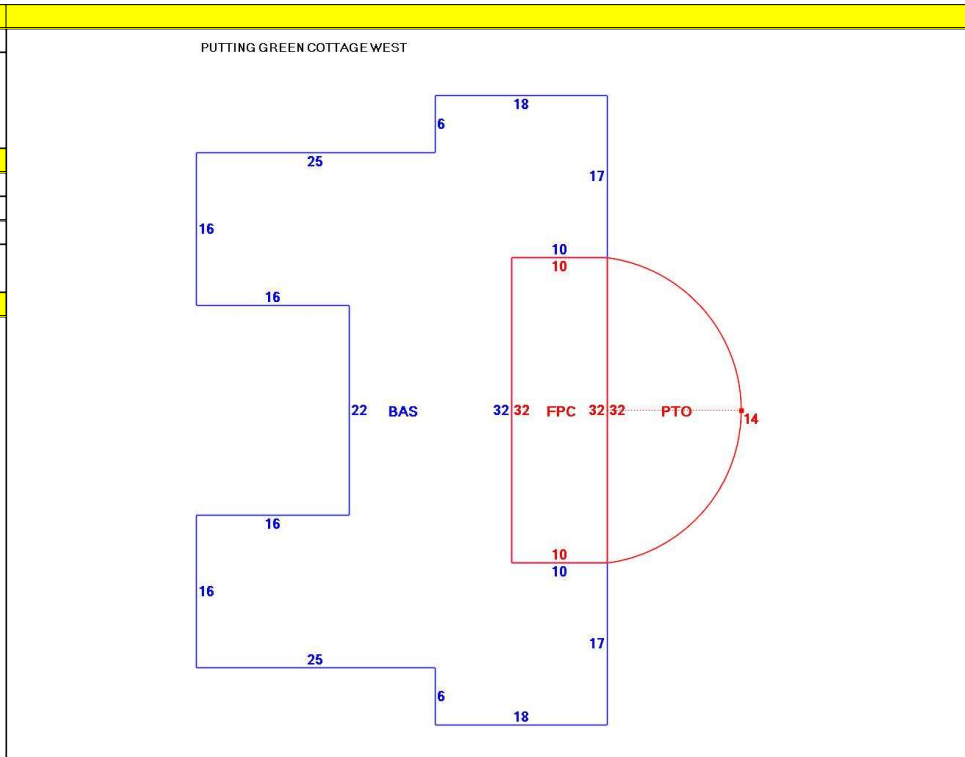
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0119			OSTVIL

NOTES			
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APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			1,809,500
Appraised Xf (B) Value (Bldg)			95,100
Appraised Ob (B) Value (Bldg)			20,600
Appraised Land Value (Bldg)			2,139,900
Special Land Value			0
Total Appraised Parcel Value			4,065,100
Valuation Method			C
Total Appraised Parcel Value			4,065,100

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
3	1230	DORMITORY M-	RF-1	3	0 SF	0.00	1.00000	1.0000	5	1.00		1.000		0.0000	0	0
Total Card Land Units					0.00	SF	Parcel Total Land Area					2.67	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	10	Duplex			
Model	01	Residential			
Grade:	B	Custom			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	25	Vinyl Siding			
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	11	Ceram Clay Til			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	03	Conc. Slab			
Rms Prts					
Bath Split	20	2 Full-0 Half			
<b>CONDO DATA</b>					
Parcel Id		C	Ownr	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New			392,498		
Year Built			1954		
Effective Year Built			1993		
Depreciation Code			VG		
Remodel Rating					
Year Remodeled					
Depreciation %			20		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			80		
RCNLD			314,000		
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
FOPC	Open Prch-roo	B	320	55.00	1995		80		0.00	9,800
PAT2	Patio-Good	L	340	9.94	2001		82		0.00	2,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,866	1,866	1,866	210.34	392,498
FPC	Open Porch Conc. Floor	0	320	0	0.00	0
PTO	Patio	0	340	0	0.00	0
Ttl Gross Liv / Lease Area		1,866	2,526	1,866		392,498



CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
WIANNO CLUB							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA	
P O BOX 249							RESIDNTL	1230	1,925,200	1,925,200		
OSTERVILLE MA 02655							RES LAND	1230	2,139,900	2,139,900	<b>VISION</b>	
SUPPLEMENTAL DATA							Total					
Alt Prcl ID				Plan Ref. 32/143								
Split Zonin				Land Ct# 13731-A								
BID Parcel				#SR								
ResExpt Q				Life Estate								
#DL 1 LOT B				PP STATU								
#DL 2												
GIS ID F_964769_2687227				Assoc Pid#								

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
WIANNO CLUB			C2362 0	07-02-1930	U	I	0		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
WIANNO CLUB			0347 0321	06-16-1916	U		0		2023	1230	1,866,300	2022	1230	1,949,200	2021	1230	1,753,500
										1230	2,749,100		1230	1,419,100		1230	1,419,100
																1230	20,600
									Total		4,615,400	Total		3,368,300	Total		3,193,200

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
Total			0.00				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0119			Batch OSTVIL

NOTES			
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APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			1,809,500
Appraised Xf (B) Value (Bldg)			95,100
Appraised Ob (B) Value (Bldg)			20,600
Appraised Land Value (Bldg)			2,139,900
Special Land Value			0
Total Appraised Parcel Value			4,065,100
Valuation Method			C
Total Appraised Parcel Value			4,065,100

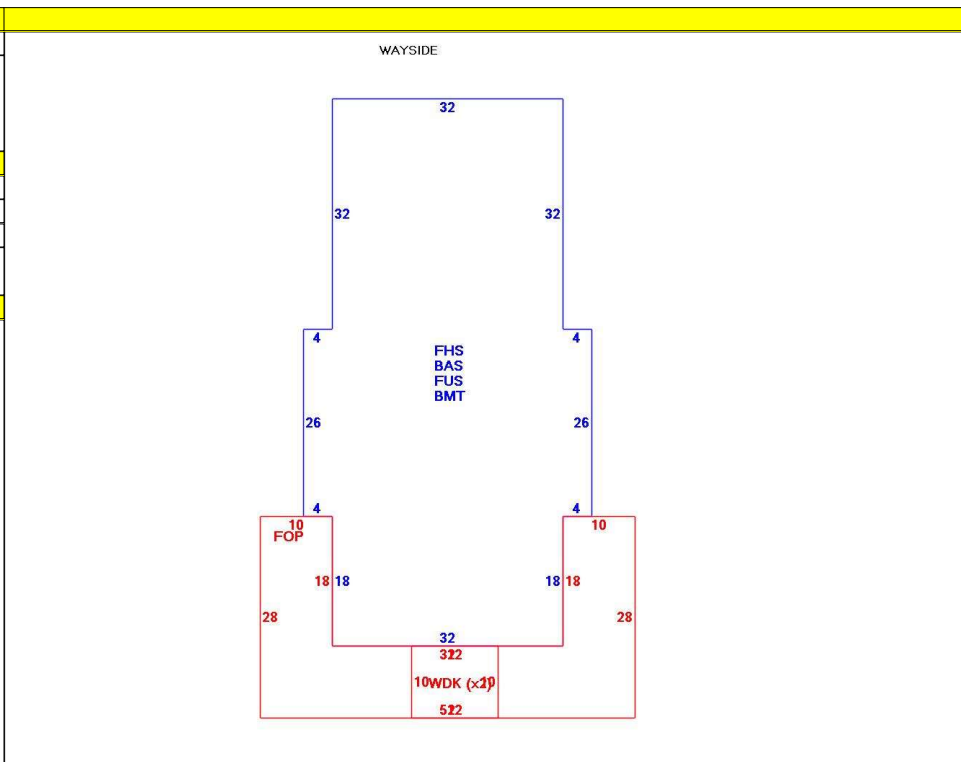
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result

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	
4	1230	DORMITORY M-	RF-1	3	0 SF	0.00	1.00000	1.0000	5	1.00		1.000		0.0000	0	0	
Total Card Land Units					0.00	SF	Parcel Total Land Area					2.67	Total Land Value				0

<b>CONSTRUCTION DETAIL</b>			<b>CONSTRUCTION DETAIL (CONTINUED)</b>		
Element	Cd	Description	Element	Cd	Description
Style	70	Dormitory			
Model	01	Residential			
Grade:	B	Custom			
Stories	2.5	2 1/2 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	01	None			
Bedrooms	09	9 Bedrooms			
Full Baths	9				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	18				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	04	Brick Walls			
Rms Prts					
Bath Split	90	9 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		1,128,204
Year Built		1900
Effective Year Built		1989
Depreciation Code		VG
Remodel Rating		
Year Remodeled		
Depreciation %		23
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		77
RCNLD		868,700
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		



<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FOP	Open Porch-ro	B	880	55.00	1989		77		0.00	25,000
BMT	Basement-Unfi	B	2,640	26.01	1989		77		0.00	43,100
WDC	Wood Decking	L	240	20.00	1986		34		0.00	1,800
PKKG	Gravel Pkg Lot	L	6,500	1.06	2001		64		0.00	4,400

<b>BUILDING SUB-AREA SUMMARY SECTION</b>							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	2,640	2,640	2,640	170.94	451,282	
BMT	Basement Area	0	2,640	0	0.00	0	
FHS	Half Story	1,320	2,640	1,320	85.47	225,641	
FOP	Open Porch	0	880	0	0.00	0	
FUS	Upper Story	2,640	2,640	2,640	170.94	451,282	
WDK	Wood Deck	0	240	0	0.00	0	
Ttl Gross Liv / Lease Area		6,600	11,680	6,600		1,128,205	

