

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MAHONEY, GEORGE E & KATHLEEN						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
266 PHEASANT HILL CIRCLE						RESIDENTL	1010	511,500	511,500	
COTUIT MA 02635						RES LAND	1010	249,300	249,300	<b>VISION</b>
SUPPLEMENTAL DATA						Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 30 #DL 2 PHASE I GIS ID F_938714_2694247				Plan Ref. 617/73 Land Ct# #SR Life Estate PP STATU Assoc Pid#				760,800	760,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MAHONEY, GEORGE E & KATHLEEN M		25588 0273	07-28-2011	Q	I	405,000	00	Year	Code	Assessed	Year	Code	Assessed
COTUIT EQUITABLE HOUSING LLC		21804 0041	02-26-2007	U	V	1	1V	2023	1010	443,600	2022	1010	381,700
									1010	246,700	2021	1010	158,000
								Total		690,300	Total		539,700
								Total			Total		476,200

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2013	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0107			COTUIT

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			456,400
Appraised Xf (B) Value (Bldg)			52,700
Appraised Ob (B) Value (Bldg)			2,400
Appraised Land Value (Bldg)			249,300
Special Land Value			0
Total Appraised Parcel Value			760,800
Valuation Method			C
Total Appraised Parcel Value			760,800

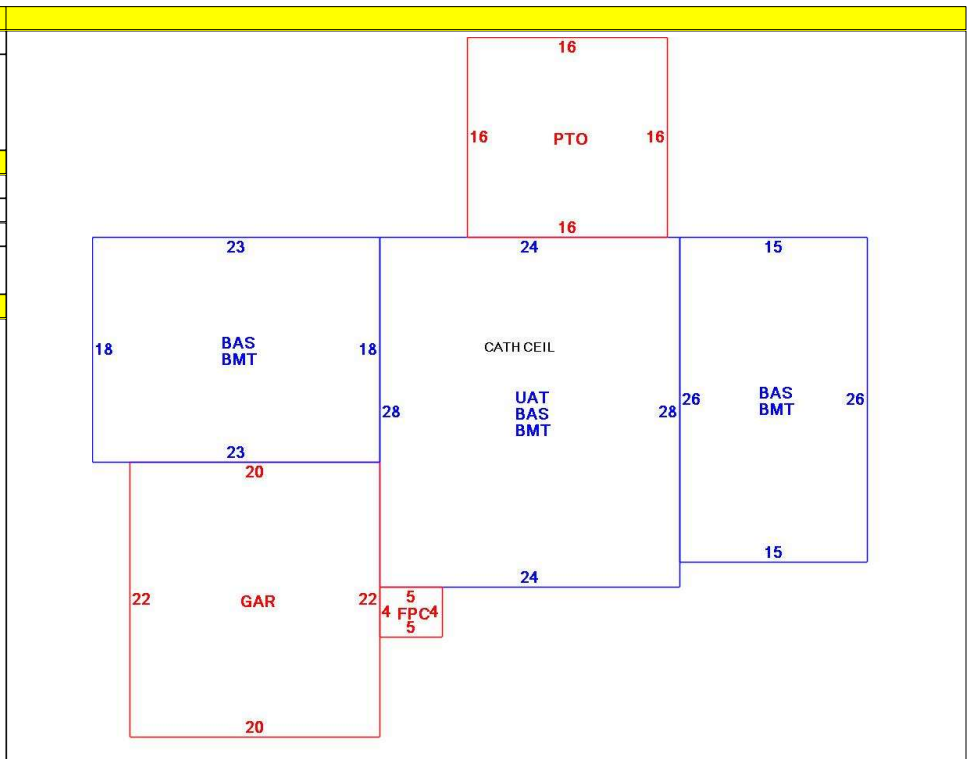
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201507069	11-09-2015	PV	Solar PV Syste	42,900	04-14-2016	100	06-30-2016	INSTALLATION OF ROOF MO	05-26-2020	DM			FR	Field Review
201100022	01-05-2011	DW	Dwelling	200,000	06-16-2011	100	06-30-2011	NW DW 3 BDRM 2 BTH W AT	04-20-2016	SR	02		02	Bldg Permit Completed
200902970	06-25-2009	EX	Expired	190,000		0		EXPIRED -3BD 2.5BTH ATT 1	01-14-2013	GC	03		16	In Office Review
									08-16-2012	JR	03		16	In Office Review
									09-29-2011	DR	22		22	Change of Address
									07-26-2011	NF	03		02	Bldg Permit Completed
									06-16-2011	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	0.230 AC	176,344.00	3.61599	1.0000	5	1.00	0108	1.700		1.0000	1,084,021	249,300
Total Card Land Units					0.23	AC	Parcel Total Land Area					0.23	Total Land Value			249,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
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	11	Ceram Clay Til			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6				
Bath Style	02	Average			
Kitchen Style	04	Typical for Gr			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			Building Value New		485,513
			Year Built		2011
			Effective Year Built		2011
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		6
			Functional Obsol		
			External Obsol		
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		94
			RCNLD		456,400
			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
FPLG	Gas Fireplace-	B	1	2500.00	2013		94		0.00	2,400
FOPC	Open Prch-roo	B	20	55.00	2013		94		0.00	1,400
GAR	Attached Gara	B	440	40.00	2013		94		0.00	16,000
BMT	Basement-Unfi	B	1,476	26.01	2013		94		0.00	32,900
PAT2	Patio-Good	L	256	9.94	2011		92		0.00	2,400
SOL2	Solar PV Pane	B	33	725.00	2013		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,476	1,476	1,476	314.66	464,431
BMT	Basement Area	0	1,476	0	0.00	0
FPC	Open Porch Conc. Floor	0	20	0	0.00	0
GAR	Attached Garage	0	440	0	0.00	0
PTO	Patio	0	256	0	0.00	0
UAT	Attic, Unfinished	0	672	67	31.37	21,082
Ttl Gross Liv / Lease Area		1,476	4,340	1,543		485,513



04/14/2016