

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT									
MARSTERS, DONALD E & BETH H							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA					
129 PHEASANT HILL CIRCLE							RESIDENTL	1010	582,800	582,800						
COTUIT MA 02635							RES LAND	1010	245,400	245,400	<b>VISION</b>					
SUPPLEMENTAL DATA							Total		828,200	828,200						
Alt Prcl ID	Split Zonin	BID Parcel	ResExpt Q	YES:	#DL 1	LOT 85	#DL 2	PHASE II	GIS ID	F_939921_2694241		Plan Ref. 617/72	Land Ct#	#SR	Life Estate	PP STATU

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
WASSERMAN, JEFFREY & OBRIEN, BRI	35696	16	03-24-2023	Q	I	910,000	00	Year	Code	Assessed	Year	Code	Assessed		
MARSTERS, DONALD E & BETH H	31867	0096	03-01-2019	Q	I	577,500	00	2023	1010	510,500	2022	1010	444,500		
SCHATZ, RICHARD JAMES	31173	0226	03-30-2018	Q	I	570,000	00		1010	242,800	2021	1010	155,500		
EMERALD FUNDING INC	30896	0349	11-14-2017	U	V	500,000	1					1010	12,800		
COTUIT EQUITABLE HOUSING LLC	21804	0041	02-26-2007	U	V	1	1V	Total		753,300	Total		600,000	Total	538,500

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

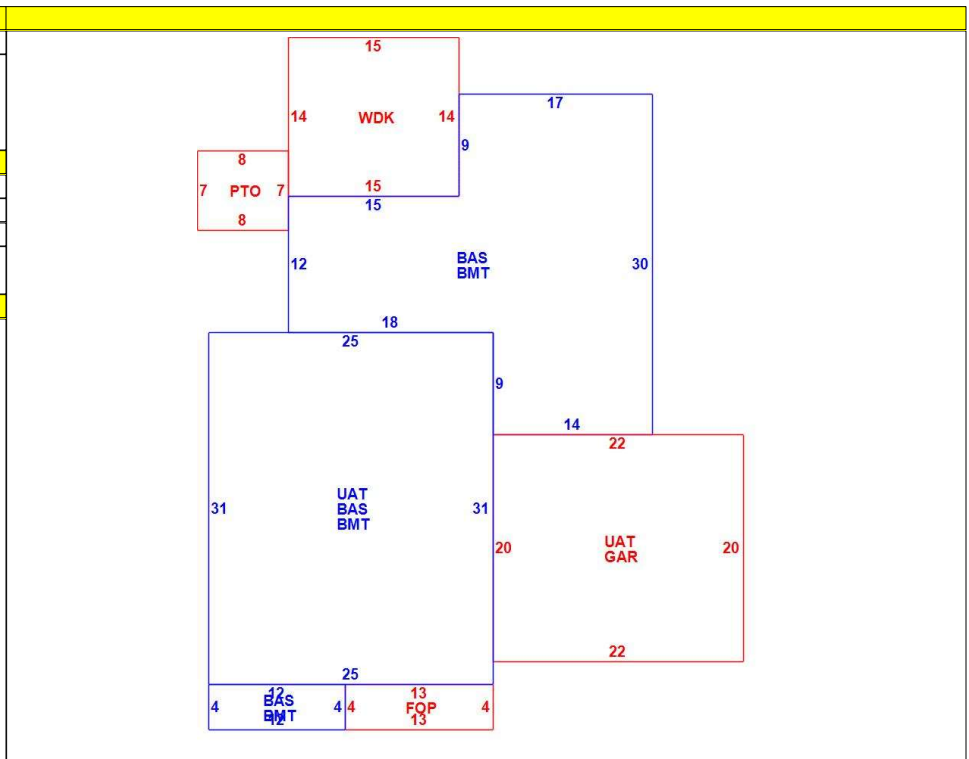
ASSESSING NEIGHBORHOOD		
Nbhd	Nbhd Name	B
0107		
Tracing		
Batch		
COTUIT		

NOTES		
This signature acknowledges a visit by a Data Collector or Assessor		
APPRAISED VALUE SUMMARY		
Appraised Bldg. Value (Card)		486,900
Appraised Xf (B) Value (Bldg)		83,100
Appraised Ob (B) Value (Bldg)		12,800
Appraised Land Value (Bldg)		245,400
Special Land Value		0
Total Appraised Parcel Value		828,200
Valuation Method		C
Total Appraised Parcel Value		828,200

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
19-466	02-20-2019	804	Addn Alt-Res	42,000	08-28-2019	100	06-30-2019	finish part of basement into ho	01-13-2022	AS	03		16	In Office Review
17-3671	11-01-2017	880	Alt-Int work-Res	25,000	10-06-2017	100	06-30-2018	Finish basement area adding a	02-04-2021	CK	22		22	Change of Address
17-1762	08-04-2017	824	New Cons1-2fa	220,000	10-06-2017	100	06-30-2018	TO CONSTRUCT A 2 BEDRO	05-26-2020	DM			FR	Field Review
17-1937	06-23-2017	834	Sheet Metal	5,000	10-06-2017	100	06-30-2018	New construction duct work	02-19-2020	SAF			20	Sale Review
									01-08-2020	CK	03		16	In Office Review
									09-10-2019	SR	02		16	In Office Review
									06-26-2018	RB	01		02	Bldg Permit Completed

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	0.210	AC	176,344.00	3.89789	1.0000	5	1.00	0108	1.700		1.0000	1,168,525	245,400
Total Card Land Units					0.21	AC	Parcel Total Land Area					0.21	Total Land Value			245,400	

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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 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				501,968	
Year Built				2017	
Effective Year Built				2015	
Depreciation Code				A	
Remodel Rating					
Year Remodeled					
Depreciation %				3	
Functional Obsol					
External Obsol					
Trend Factor				1	
Condition					
Condition %					
Percent Good				97	
RCNLD				486,900	
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
WDC	Deck comp w	L	210	28.00	2017		96		0.00	6,500
PAT2	Patio-Good	L	56	9.94	2017		98		0.00	700
BMT	Basement-Unfi	B	1,486	26.01	2019		97		0.00	34,200
FPLG	Gas Fireplace-	B	1	2500.00	2019		97		0.00	2,400
GAR	Attached Gara	B	440	40.00	2019		97		0.00	16,600
BFA1	Bsmt Fin-Goo	B	843	32.56	2019		97		0.00	26,600
FOP	Open Porch-ro	B	52	55.00	2019		97		0.00	3,300
GEN	Emergency Ge	L	1	5550.00	2019		100		0.00	5,600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,486	1,486	1,486	312.17	463,883	
BMT	Basement Area	0	1,486	0	0.00	0	
FOP	Open Porch	0	52	0	0.00	0	
GAR	Attached Garage	0	440	0	0.00	0	
PTO	Patio	0	56	0	0.00	0	
UAT	Attic, Unfinished	0	1,215	122	31.35	38,085	
WDK	Wood Deck	0	210	0	0.00	0	
Ttl Gross Liv / Lease Area		1,486	4,945	1,608		501,968	

