

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BANNISTER, KENNETH R & ANNMAR						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
41 DARBY WAY						RESIDNTL	1010	641,500	641,500	
OSTERVILLE MA 02655						RES LAND	1010	317,600	317,600	VISION
SUPPLEMENTAL DATA						Total		959,100	959,100	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 6 #DL 2 GIS ID F_964027_2695862				Plan Ref. 606/27 Land Ct# #SR Life Estate PP STATU Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BANNISTER, KENNETH R & ANNMARIE	28917	0226	06-04-2015	Q	I	553,000	00	Year	Code	Assessed	Year	Code	Assessed			
KTW GROUP LLC	27992	0219	02-19-2014	U	V	650,000	1V	2023	1010	569,000	2022	1010	482,600			
OSTERVILLE LANDING LLC	24981	0075	11-08-2010	U	V	566,500	1V		1010	295,300	2021	1010	204,100			
STARBOARD LLC	18619	0069	05-21-2004	U	V	0	1E			0		1010	10,900			
Total								864,300		Total		686,700		Total		643,800

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2019	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

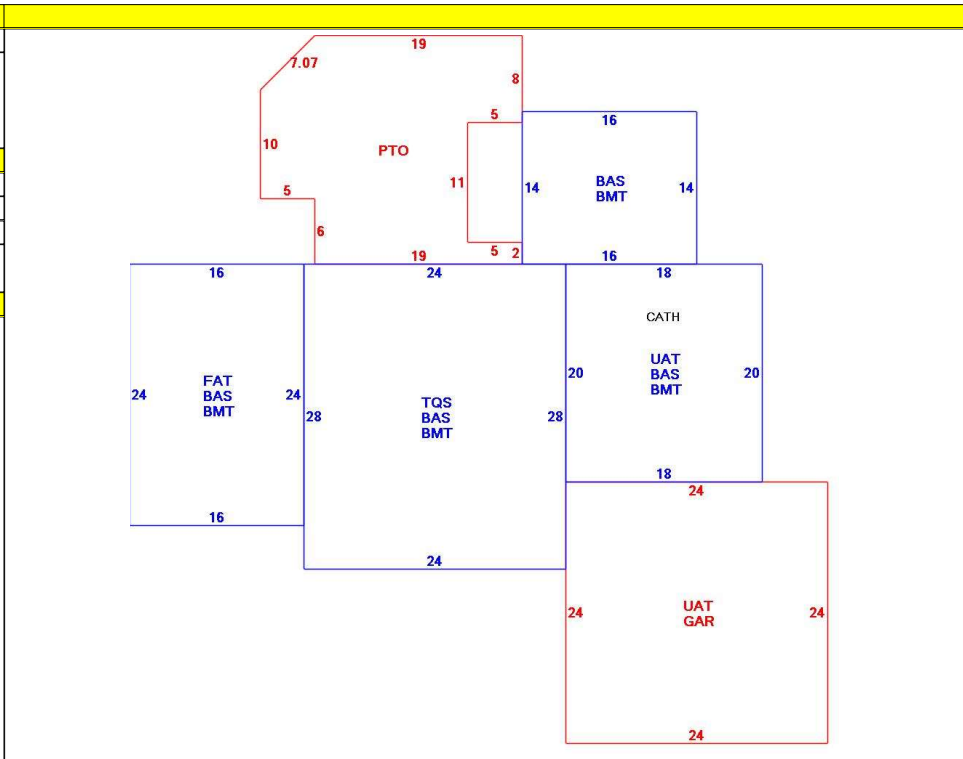
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0109			OSTVIL

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			572,800
Appraised Xf (B) Value (Bldg)			57,800
Appraised Ob (B) Value (Bldg)			10,900
Appraised Land Value (Bldg)			317,600
Special Land Value			0
Total Appraised Parcel Value			959,100
Valuation Method			C
Total Appraised Parcel Value			959,100

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
201500411	01-22-2015	HA	HVAC	10,000	05-29-2015	100	06-30-2015	INSTALL ONE FURNACE IN T TO CONSTRUCTION A NEW	05-28-2020	LS			FR	Field Review
201406440	11-14-2014	DW	Dwelling	329,000	05-29-2015	100	06-30-2015		08-02-2018	GC	03		16	In Office Review
									05-24-2016	JR	03		20	Sale Review
									06-02-2015	SR	01		02	Bldg Permit Completed
									03-09-2012	JR	03		15	Abatement Review
									03-22-2011	DR	03		16	In Office Review
									07-28-2008	TP	03		16	In Office Review

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	RC	3	0.210 AC	176,344.00	3.89789	1.0000	5	1.00	0109	2.200		1.0000	1,512,220	317,600
Total Card Land Units					0.21	AC	Parcel Total Land Area					0.21	Total Land Value			317,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
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	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		602,898
			Year Built		2014
			Effective Year Built		2013
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		5
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		95
			RCNLD		572,800
			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
GEN	Emergency Ge	L	1	5550.00	2014		90		0.00	5,000
FPLG	Gas Fireplace	B	1	2500.00	2016		95		0.00	2,400
PATC	Conc Pavers	L	406	15.46	2014		95		0.00	5,900
BMT	Basement-Unfi	B	1,640	26.01	2016		95		0.00	36,000
GAR	Attached Gara	B	576	40.00	2016		95		0.00	19,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,640	1,640	1,640	270.48	443,586
BMT	Basement Area	0	1,640	0	0.00	0
FAT	Attic, Finished	58	384	58	40.85	15,688
GAR	Attached Garage	0	576	0	0.00	0
PTO	Patio	0	407	0	0.00	0
TQS	Three Quarter Story	437	672	437	175.89	118,199
UAT	Attic, Unfinished	0	936	94	27.16	25,425
Ttl Gross Liv / Lease Area		2,135	6,255	2,229		602,898

