

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
GINNS, WILLIAM R TR & JUDITH ANN WILLIAM R & JUDITH A GINNS LIVIN 496 STARBOARD LANE		2 Above Street	6 Septic	1 Paved	9 Rear Location	Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	491,500	491,500
OSTERVILLE MA 02655			2 Public Water			RES LAND	1010	638,600	638,600
		SUPPLEMENTAL DATA				Total 1,130,100 1,130,100			
Alt Prcl ID		Split Zonin RF-1;RD-1;RC		Plan Ref. 97/91, 346/3					
#DL 1 LOT 21 & 20B				Land Ct#					
#DL 2				#SR					
GIS ID F_964835_2697652				Life Estate					
				PP STATU					
				Assoc Pid#					

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GINNS, WILLIAM R TR & JUDITH ANN TR		32727 0273	03-02-2020	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
GINNS, WILLIAM R & JUDITH ANN		21086 0307	06-12-2006	U	I	1	1A	2023	1010	431,600	2022	1010	381,100
GINNS, WILLIAM R & JUDITH ANN		10682 0134	04-03-1997	Q	I	355,000	1A		1010	456,700		1010	408,500
GIANNO, MARK TR		9008 0180	01-15-1994	U	I	1	A					1010	30,700
BARNARD, JOHN & BARBARA W		1162 0546	06-28-1962	U		0		Total		888,300	Total		789,600
								Total			Total		696,800

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY			
Year	Code	Description	Amount	Code	Description	Number	Amount	This signature acknowledges a visit by a Data Collector or Assessor			
2011	5C	RESIDENTIAL EXEMPTION	0.00					Appraised Bldg. Value (Card) 376,400			
Total			0.00					Appraised Xf (B) Value (Bldg) 84,400			

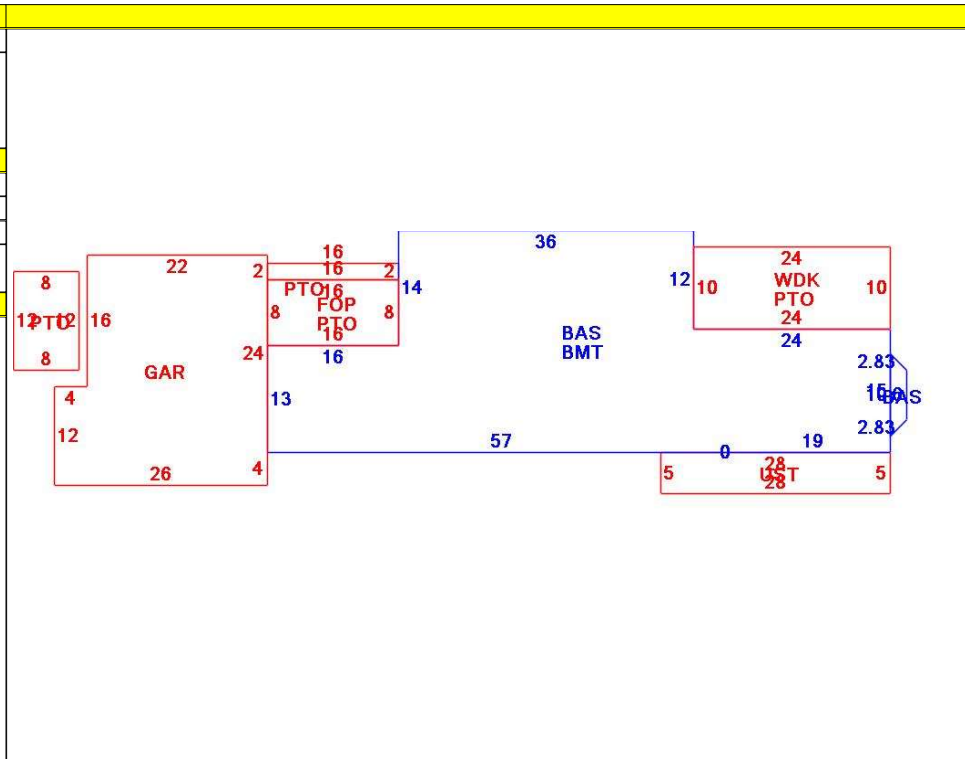
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0109			Batch OSTVIL

NOTES			
Special Land Value 0			
Total Appraised Parcel Value 1,130,100			
Valuation Method C			
Total Appraised Parcel Value 1,130,100			

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
19-3816	11-12-2019	835	Sid/Wind/Roof/	3,800		100		SIDING AND WINDOWS	05-29-2020	LS			FR	Field Review
16-1653	07-12-2016	839	Solar Panel-Re	25,000	09-16-2016	100	06-30-2017	Install 7.28 kw solar panels on	03-31-2017	JR	01		02	Bldg Permit Completed
54810	07-30-2001	OB	Out Building	2,939	11-14-2001	100	01-01-2002		05-27-2008	PT	02		14	Cyclical Inspection
									11-14-2001	MF	02		02	Bldg Permit Completed
									09-27-1999	DD	01		00	Meas/Listed-Interior Acces

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	SPLI	3	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0110	3.100		1.0000	546,666.4	546,700	
1	1010	Single Fam M-0	SPLI	3	2.000 AC	14,250.00	1.00000	1.0000	0	1.00	0110	3.100		1.0000	44,175	88,400	
1	1010	Single Fam M-0	SPLI	3	1.490 AC	2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000	WETLAND	1.0000	2,375	3,500	
Total Card Land Units					4.49 AC	Parcel Total Land Area					4.49	Total Land Value					638,600

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	11	Clapboard			
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	09	Pine/Soft Wood			
Interior Floor 2	14	Carpet			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			
			CONDO DATA		
			Parcel Id	C	Ownr 0.0
			Adjust Type	Code	Description
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		488,833
			Year Built		1966
			Effective Year Built		1989
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		23
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		77
			RCNLD		376,400
			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
FPL1	Fireplace 1 sto	B	2	5000.00	1991		77		0.00	7,700
BFA1	Bsmt Fin-Goo	B	1,000	32.56	1991		77		0.00	25,100
SHD2	Shed w/Elec	L	160	26.00	2001		64		0.00	2,700
DKPA	Pond Dock-Av	L	1	32500.00	2000		62		0.00	20,200
WDC	Wood Decking	L	240	20.00	1994		50		0.00	2,600
PAT2	Patio-Good	L	496	9.94	1994		75		0.00	3,600
FOP	Open Porch-ro	B	128	55.00	1991		77		0.00	5,100
GAR	Attached Gara	B	664	40.00	1991		77		0.00	17,400
UST	Utility Storage-	B	140	17.11	1991		77		0.00	1,300
BMT	Basement-Unfi	B	1,540	26.01	1991		77		0.00	27,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,556	1,556	1,556	314.16	488,833
BMT	Basement Area	0	1,540	0	0.00	0
FOP	Open Porch	0	128	0	0.00	0
GAR	Attached Garage	0	664	0	0.00	0
PTO	Patio	0	496	0	0.00	0
UST	Utility Enclosure	0	140	0	0.00	0
WDK	Wood Deck	0	240	0	0.00	0
Ttl Gross Liv / Lease Area		1,556	4,764	1,556		488,833



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	11	Clapboard				CONDO DATA					
Exterior Wall 2						Parcel Id		C		Ownr	0.0
Roof Structure	03	Gable/Hip							B		S
Roof Cover	03	Asph/F Gls/Cmp				Adjust Type	Code	Description		Factor%	
Interior Wall 1	05	Drywall				Condo Flr					
Interior Wall 2						Condo Unit					
Interior Floor 1	09	Pine/Soft Wood				COST / MARKET VALUATION					
Interior Floor 2	14	Carpet				Building Value New					
Heat Fuel	02	Oil				Year Built					
Heat Type	05	Hot Water				Effective Year Built					
AC Type	03	Central				Depreciation Code					
Bedrooms	03	3 Bedrooms				Remodel Rating					
Full Baths	2					Year Remodeled					
Half Baths	1					Depreciation %					
Extra Fixtures						Functional Obsol					
Total Rooms	9	9 Rooms				External Obsol					
Bath Style						Trend Factor					
Kitchen Style						Condition					
Occupancy						Condition %					
Usrflid 105						Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	01	Poured Conc.				Dep % Ovr					
Rms Prts						Dep Ovr Comment					
Bath Split	21	2 Full-1 Half				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	
SOL1	Solar PV Pane	B	28	860.00	1991		0		0.00	0	
STRS	Stairs to Water	L	21	122.52	2000		62	C	1.00	1,600	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											