

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LEDDY, KEVIN A & AINE M						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
3935 44TH STREET						RESIDENTL	1010	453,800	453,800	
LONG ISLAND C NY 11104						RES LAND	1010	225,800	225,800	<b>VISION</b>
SUPPLEMENTAL DATA						Total				
Alt Prcl ID			Plan Ref. 229/51							
Split Zonin			Land Ct#							
BID Parcel			#SR OLD OYSTER RD							
ResExpt Q			Life Estate							
#DL 1 LOT 4			PP STATU							
#DL 2			Assoc Pid#							
GIS ID F_944379_2691809										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
LEDDY, KEVIN A & AINE M		24491 0107	04-16-2010	U	I	330,000	1	Year	Code	Assessed	Year	Code	Assessed
WACLAWIK, LAURICE J & RONALD E		15698 0284	10-04-2002	Q	I	315,000	00	2023	1010	413,100	2022	1010	336,100
SPRAGUE, ROBERT & DAWN M		11989 0313	01-13-1999	Q	I	199,900	00		1010	205,200		1010	141,200
WITTET, H ERIC TR		10016 0265	01-17-1996	U	I	100	1A					1010	28,800
WITTET, MARILYN F		9580 0320	03-08-1995	U	I	100	1A	Total		618,300	Total		477,300
								Total			Total		412,400

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0107			COTUIT

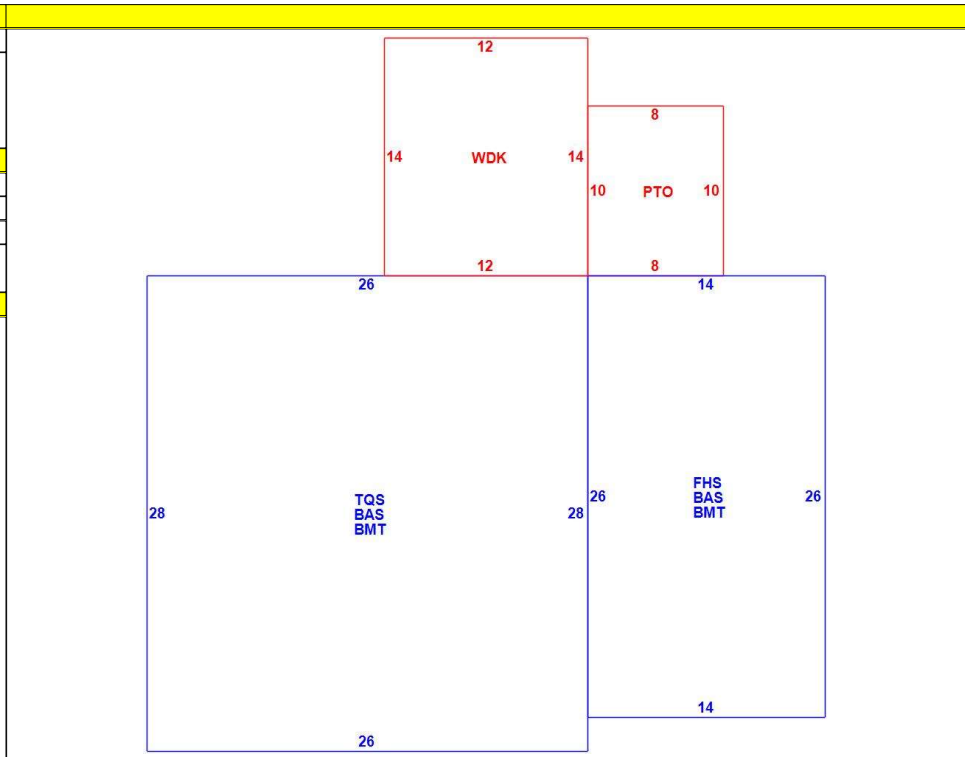
  

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	353,300
Appraised Xf (B) Value (Bldg)	28,400
Appraised Ob (B) Value (Bldg)	72,100
Appraised Land Value (Bldg)	225,800
Special Land Value	0
Total Appraised Parcel Value	679,600
Valuation Method	C
Total Appraised Parcel Value	679,600

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
BLDR-21-11	01-06-2021	830	Pool - Inground	145,681	04-22-2022	100	06-30-2022	Install 16x40 Latham Trilogy M	04-22-2022	CK	02		02	Bldg Permit Completed
77570	06-28-2004	OB	Out Building	25,000	11-04-2004	100	01-01-2005		06-16-2021	SR	01		13	CALL BACK
B25145	06-01-1983	DW	Dwelling	0	01-15-1984	100	12-31-1984	CO 1 1/2S	05-27-2020	DM			FR	Field Review
									08-12-2013	RB	03		03	Cycl Insp Comp
									10-15-2011	JR	03		20	Sale Review
									03-31-2010	TR	03		16	In Office Review
									08-13-2009	MA	22		22	Change of Address

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	0.550 AC	176,344.00	1.66254	1.0000	5	1.00	0107	1.400			1.0000	410,458.2
Total Card Land Units					0.55	AC	Parcel Total Land Area					0.55	Total Land Value			225,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 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				425,691	
Year Built				1983	
Effective Year Built				1997	
Depreciation Code				A	
Remodel Rating					
Year Remodeled					
Depreciation %				17	
Functional Obsol				0	
External Obsol				0	
Trend Factor				1	
Condition					
Condition %					
Percent Good				83	
RCNLD				353,300	
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1999		83		0.00	5,000
FGR6	Gar w/Lft Avg	L	504	60.00	2004		85	00	1.00	25,700
WDC	Wood Decking	L	168	20.00	1999		60		0.00	2,600
BMT	Basement-Unfi	B	1,092	26.01	1999		83		0.00	23,400
PAT2	Patio-Good	L	80	9.94	1999		80		0.00	800
SHED	Shed	L	80	18.00	1999		60		0.00	900
SPL4	POOL FIBER	L	640	45.00	2020		100	C	1.00	26,500
SPH2	Pool Heater 50	L	1	3081.00	2020		100		0.00	3,100
SPC1	Pool Cover-Au	L	640	17.53	2020		100		0.00	11,200
PAT1	Patio- Average	L	200	5.89	2022		100		0.00	1,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,092	1,092	1,092	243.67	266,088
BMT	Basement Area	0	1,092	0	0.00	0
FHS	Half Story	182	364	182	121.84	44,348
PTO	Patio	0	80	0	0.00	0
TQS	Three Quarter Story	473	728	473	158.32	115,256
WDK	Wood Deck	0	168	0	0.00	0
Ttl Gross Liv / Lease Area		1,747	3,524	1,747		425,692

