

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
NIEDBALA, JOHN S&BARRY NIEDBA 139 MINTON LANE EXTENSION WEST BARNSTA MA 02668		2 Above Street	2 Public Water	1 Paved	1 Water View	Description	Code	Assessed	Assessed
		4 Gas				RESIDNTL	1010	620,200	620,200
		6 Septic				RES LAND	1010	177,000	177,000
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 13 #DL 2 GIS ID F_965946_2711493				Plan Ref. 616/76 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 797,200 797,200			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
NIEDBALA, JOHN S&BARRY NIEDBALA,		22043 0042	05-22-2007	U	I	1	1	Year	Code	Assessed	Year	Code	Assessed
NIEDBALA, JOHN S & LISA BARRY		11296 0266	03-20-1998	U	I	1	1A	2023	1010	553,000	2022	1010	468,600
NIEDBALA, JOHN S		4542 0199	05-15-1985	Q	I	142,000	U		1010	161,000	2021	1010	119,500
GREENBRIER CORPORATION		3950 0091	12-15-1983	U	V	270,000	D	Total		714,000	Total		588,100
								Total			Total		527,400

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2010	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			MARSTM

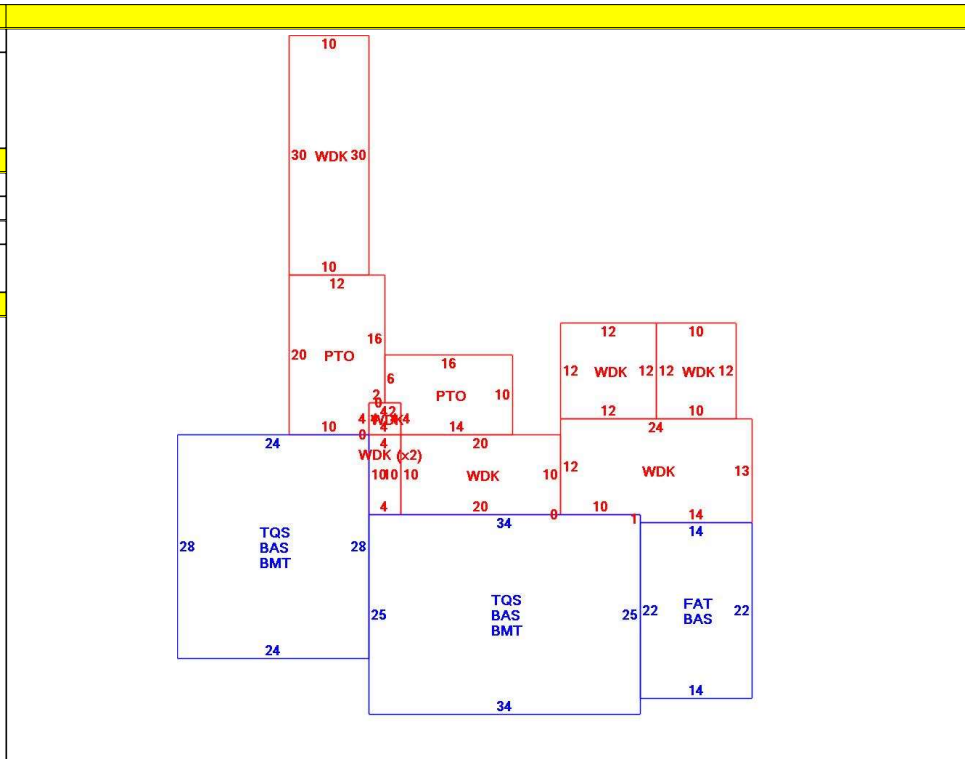
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	530,700
Appraised Xf (B) Value (Bldg)	50,200
Appraised Ob (B) Value (Bldg)	39,300
Appraised Land Value (Bldg)	177,000
Special Land Value	0
Total Appraised Parcel Value	797,200
Valuation Method	C
Total Appraised Parcel Value	797,200

NOTES							

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
B35201	07-01-1992	SP	Swimming Pool	10,000	01-15-1993	100	12-31-1992	CE SW.POO	04-28-2020	LS			FR	Field Review
B33627	03-01-1990	AD	Addition	40,000	12-31-1990	100	12-31-1990	CE ADD'N	01-17-2020	MS	01		03	Cycl Insp Comp
B27497	02-01-1985	DW	Dwelling	50,000	02-15-1988	100	12-31-1988	CE 11/2	07-20-2015	TP	03		16	In Office Review
									02-27-2015	JR	03		03	Cycl Insp Comp
									08-11-2011	RB	03		16	In Office Review
									10-30-2008	PT	02		14	Cyclical Inspection
									07-25-2008	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	RF	3	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0105	1.000		1.0000	176,344	176,300
1	1010	Single Fam M-0	RF	3	0.050 AC	14,250.00	1.00000	1.0000	0	1.00	0105	1.000		1.0000	14,250	700
Total Card Land Units					1.05	AC	Parcel Total Land Area					1.05	Total Land Value			177,000

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					
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	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 Full-0 Half			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		631,761
			Year Built		1985
			Effective Year Built		1998
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		16
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		84
			RCNLD		530,700
			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	2000		84		0.00	5,000
BGR2	2 Stall Brnt Ga	B	1	3244.00	2000		84		0.00	2,700
SPL2	Pool Vinyl	L	512	55.00	1992		46	00	1.00	13,000
BMT	Basement-Unfi	B	1,522	26.01	2000		84		0.00	30,100
WDC	Wood Decking	L	302	20.00	1999		60		0.00	3,600
WDC	Wood Deck w/	L	764	18.00	2020		100		0.00	12,500
WDC	Deck comp w	L	96	28.00	2020		100		0.00	4,900
SPH2	Pool Heater 50	L	1	3081.00	2020		100		0.00	3,100
PAT1	Patio- Average	L	384	5.89	2020		100		0.00	2,200
BFA	Bsmt Fin-Avg	B	850	17.36	2000		84		0.00	12,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,830	1,830	1,830	220.51	403,533
BMT	Basement Area	0	1,522	0	0.00	0
FAT	Attic, Finished	46	308	46	32.93	10,143
PTO	Patio	0	384	0	0.00	0
TQS	Three Quarter Story	989	1,522	989	143.29	218,084
WDK	Wood Deck	0	1,162	0	0.00	0
Ttl Gross Liv / Lease Area		2,865	6,728	2,865		631,760

