

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
PATRINOSTRO, JOSEPH A & JING C  64 THORNBERRY LANE  CENTERVILLE MA 02632		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	670,200	670,200
			2 Public Water			RES LAND	1010	402,100	402,100
<b>SUPPLEMENTAL DATA</b>						Total			
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q YES:		Land Ct# 41594-A (SH 4)					
#DL 1 LOT 21		#DL 2		Life Estate					
GIS ID F_968931_2696060		Assoc Pid#		PP STATU					
						Total		1,072,300	1,072,300

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
PATRINOSTRO, JOSEPH A & JING C		C177125	0	06-27-2005	Q	I	775,000	00	Year	Code	Assessed	Year	Code	Assessed
HORGAN, FRANK L III & RAFS LP		C126083	0	03-15-1992	Q		69,900	U	2023	1010	600,200	2022	1010	502,500
SILVIA & SILVIA ASSOC INC		C123787	0	07-15-1991	U		10	B		1010	374,900	2021	1010	263,200
		3491	0212	06-15-1982	U		0		Total		975,100	Total		765,700
				Total						Total				714,700

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
0109			CENVIL

**APPRAISED VALUE SUMMARY**

Appraised Bldg. Value (Card)	606,900
Appraised Xf (B) Value (Bldg)	56,800
Appraised Ob (B) Value (Bldg)	6,500
Appraised Land Value (Bldg)	402,100
Special Land Value	0
Total Appraised Parcel Value	1,072,300
Valuation Method	C
Total Appraised Parcel Value	1,072,300

NOTES							

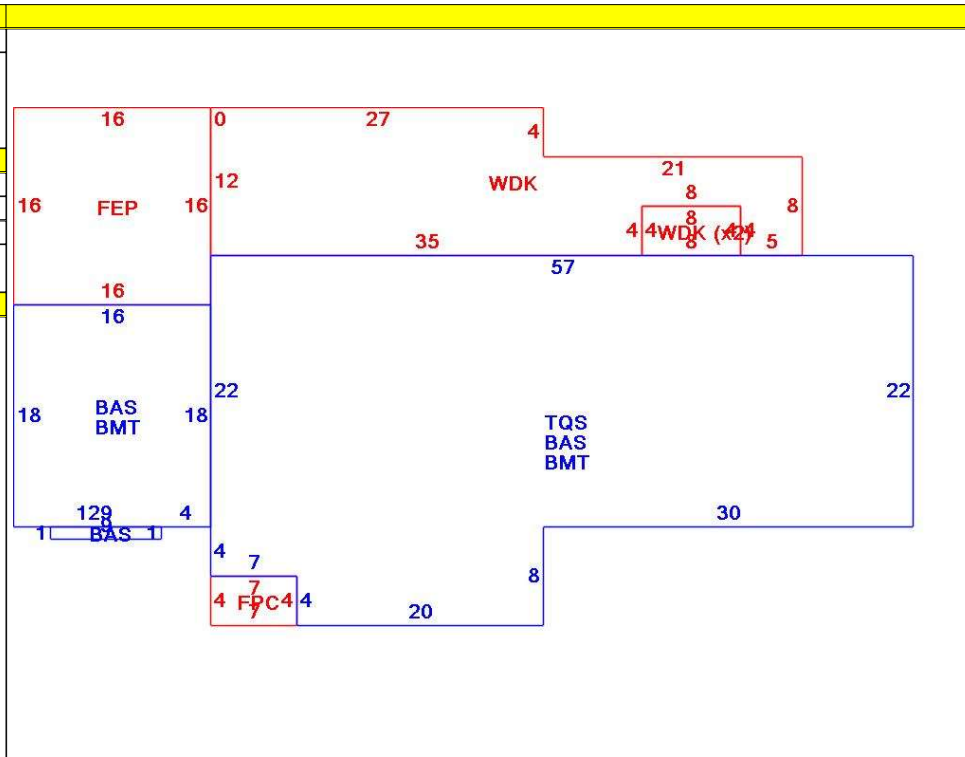
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
16-2152	08-17-2016	804	Addn Alt-Res	25,500	09-27-2017	100	06-30-2018	Roof Structure over existing D	05-14-2020	WD			FR	Field Review
16-626	03-31-2016	839	Solar Panel-Re	14,000	10-16-2016	100	06-30-2017	install solar panels on existing	08-06-2018	SR	02		02	Bldg Permit Completed
B35004	04-01-1992	DW	Dwelling	140,000	01-15-1995	100	12-31-1995	CE 11/2 S	07-05-2017	SR	01		13	CALL BACK
									07-20-2015	TP	03		16	In Office Review
									06-01-2011	RB	03		03	Cycl Insp Comp
									11-17-2008	PT	02		14	Cyclical Inspection
									01-06-2006	PT	02		01	Meas/Est

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	RD-	3	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0109	2.200		1.0000	387,956.8	388,000
1	1010	Single Fam M-0	RD-	3	0.190	AC	14,250.00	1.00000	1.0000	0	1.00	0109	2.200		1.0000	31,350	6,000
1	1010	Single Fam M-0	RD-	3	3.410	AC	2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000	WETLAND	1.0000	2,375	8,100
Total Card Land Units					4.60	AC	Parcel Total Land Area					4.60	Total Land Value			402,100	

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	11	Clapboard			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
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	21	2 Full-1 Half			

CONDO DATA			
Parcel Id		C	Owne 0.0
Adjust Type	Code	Description	Factor%
Condo Fir			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	697,574
Year Built	1993
Effective Year Built	2002
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	606,900
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2004		87		0.00	5,200
BGR2	2 Stall Bmt Ga	B	1	3244.00	2004		87		0.00	2,800
WDC	Wood Decking	L	524	20.00	2002		66		0.00	6,500
FOPC	Open Prch-roo	B	28	55.00	2004		87		0.00	1,600
BMT	Basement-Unfi	B	1,730	26.01	2004		87		0.00	34,400
SOL1	Solar PV Pane	B	22	860.00	2004		0		0.00	0
FEP	Enclosed porc	B	256	70.00	2004		87		0.00	12,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,739	1,739	1,739	260.68	453,319
BMT	Basement Area	0	1,730	0	0.00	0
FEP	Enclosed Porch	0	256	0	0.00	0
FPC	Open Porch Conc. Floor	0	28	0	0.00	0
TQS	Three Quarter Story	937	1,442	937	169.39	244,255
WDK	Wood Deck	0	524	0	0.00	0
Ttl Gross Liv / Lease Area		2,676	5,719	2,676		697,574

