

CURRENT OWNER			TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT					
PHILLIP, MARK C PO BOX 2920 NANTUCKET MA 02584			1	Level	2	Public Water	1	Paved	9	Rear Location	Description	Code	Assessed	Assessed		
			4	Gas					RESIDENTL	1010	195,700	195,700				
			6	Septic					RES LAND	1010	247,400	247,400				
SUPPLEMENTAL DATA																
			Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 2 #DL 2 GIS ID F_972612_2700418				Plan Ref. 259/88 Land Ct# #SR Life Estate PP STATU Assoc Pid#									
											Total		443,100		443,100	

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)							
PHILLIP, MARK C			32152	0120	07-12-2019	Q	I					235,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
NELSON, DAVID L & PAULA A			14509	0244	11-30-2001	Q	I					155,000	00	2023	1010	163,900	2022	1010	99,700	2021	1010	74,000
HANRAHAN, DONALD M & GERALDINE			6691	0252	04-07-1989	Q	I					90,000	00		1010	244,700		1010	156,800		1010	166,600
MCCARRICK, PATRICK J & SARAH ANNE			4588	0068	06-19-1985	Q	I					60,000	00								1010	5,500
MCDONOUGH, WILLIAM R & ELEANOR			3007	0315	11-02-1979	U						0										
											Total		408,600		Total		256,500		Total		246,100	

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0108			CENVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	131,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	64,300
Appraised Land Value (Bldg)	247,400
Special Land Value	0
Total Appraised Parcel Value	443,100
Valuation Method	C
Total Appraised Parcel Value	443,100

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
SHED-21-1	09-16-2021	863	Shed Registrati	0	06-30-2022	100	06-30-2022			02-27-2023	SR	02		02	Bldg Permit Completed
BLDR-21-36	05-20-2021	824	New Cons1-2fa	50,000	02-27-2023	100	06-30-2023	Small Cottage - 4/8/21 Change		09-09-2022	SR	01		13	CALL BACK
19-3840	11-14-2019	822	Insulation	5,432	06-30-2020	100	06-30-2020	Air seal home to restrict air lea		07-06-2020	SR	02		02	Bldg Permit Completed
19-2394	08-05-2019	833	Shd-Res-under	6,000	06-30-2020	100	06-30-2020	Reshingling the sidewalls and		06-05-2020	LS			FR	Field Review
19-2360	07-24-2019	833	Shd-Res-under	3,600	06-30-2020	100	06-30-2020	Home Depot will put a 10x12		02-26-2020	SAF			20	Sale Review
										09-08-2009	PT	02		14	Cyclical Inspection
										08-23-2001	PT	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	RD-	3	0.220	AC	176,344.00	3.75053	1.0000	5	1.00	0108	1.700		1.0000	1,124,351	247,400	
Total Card Land Units					0.22	AC	Parcel Total Land Area					0.22	Total Land Value					247,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
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	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	10	1 Full-0 Half			

CONDO DATA				
Parcel Id		C	Ownr	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		187,782
Year Built		1950
Effective Year Built		1981
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		30
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		70
RCNLD		131,400
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
WDC	Deck comp w	L	144	28.00	2010		82		0.00	4,600
SHED	Shed	L	120	18.00	2019		100		0.00	2,200
SHD2	Shed w/Elec	L	96	26.00	2022		100		0.00	2,500
GSQT	Guest Quarter	L	292	122.81	2022		100	C	1.00	36,100
BMT1	Basement-Unfi	L	292	28.00	2022		100		0.00	13,100
BFD	Bmt-Fin-Avg-P	L	292	20.00	2022		100		0.00	5,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	572	572	572	328.29	187,782
WDC	Wood Deck	0	144	0	0.00	0
Ttl Gross Liv / Lease Area		572	716	572		187,782

