Property Location 291 PHINNEY'S LANE | Map ID 230/ 010/ / / | Bldg Name | State Use 1010
Vision ID 16308 | Account # 142107 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 2/2/2024 11:17:34 AM

CURRENT OWNER

PALMER, OMAR & JULIAN

291 PHINNEY'S LANE

CENTERVILLE MA 02632

TOPO		UTILITIES		STRT / ROAD		LOCATION	
1	Level	2	Public Water	1	Paved		
		4	Gas				
		6	Septic				

SUPPLEMENTAL DATA

Alt Prcl ID		Plan Ref.	121/125
Split Zonin		Land Ct#	
BID Parcel		#SR	
ResExpt Q	YES:	Life Estate	
#DL 1	LOT 72	PP STATU	
#DL 2			
GIS ID	F_973801_2702989	Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Assessed	Assessed
RESIDNTL	1010	402,400	402,400
RES LAND	1010	145,500	145,500
Total		547,900	547,900

801

FY2024
BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRIC	VC
PALMER, OMAR & JULIAN	28545	0056	12-03-2014	Q	I	250,500	00
GOW, JANET G	11074	0096	11-21-1997			0	
GOW, KEITH L & JANET G	5846	0265	07-23-1987	Q	I	144,500	U
LAMBERT, DONNA L & MARK S	5037	0148	04-15-1986	Q	I	118,000	U
GAGLIARD, CARMELLO J & FRANCES A	1854	0105	05-08-1973	U		0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2023	1010	349,800	2022	1010	284,900	2021	1010	233,500
	1010	132,300		1010	98,000		1010	98,000
	Total	482,100		Total	382,900		Total	331,500

EXEMPTIONS

Year	Code	Description	Amount
2020	5C	RESIDENTIAL EXEMPTION	0.00
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	358,100
Appraised Xf (B) Value (Bldg)	42,600
Appraised Ob (B) Value (Bldg)	1,700
Appraised Land Value (Bldg)	145,500
Special Land Value	0
Total Appraised Parcel Value	547,900
Valuation Method	C
Total Appraised Parcel Value	547,900

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0105				CENVIL

NOTES

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
SHED-21-7	06-22-2021	863	Shed Registrati	0	06-30-2022	100	06-30-2022	
201507546	11-18-2015	PV	Solar PV Syste	21,000	06-17-2016	100	06-30-2016	INSTALL SOLAR PANELS ON

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpost/Result
09-30-2022	SR	02		02	Bldg Permit Completed
04-17-2020	WD			FR	Field Review
03-16-2020	PK	03		16	In Office Review
06-21-2016	SR	02		02	Bldg Permit Completed
01-30-2015	AL	22		22	Change of Address
01-19-2010	PT	02		14	Cyclical Inspection
04-18-2001	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	0105	1.000		1.0000	661,378.1	145,500

Total Card Land Units 0.22 AC | Parcel Total Land Area 0.22 | Total Land Value 145,500

Property Location 291 PHINNEY'S LANE | Map ID 230/ 010/ / / | Bldg Name | State Use 1010
Vision ID 16308 | Account # 142107 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 2/2/2024 11:17:35 AM

CONSTRUCTION DETAIL

Element	Cd	Description
Style	01	Ranch
Model	01	Residential
Grade:	C	Average
Stories	1	1 Story
Exterior Wall 1	25	Vinyl Siding
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	12	Hardwood
Interior Floor 2		
Heat Fuel	02	Oil
Heat Type	05	Hot Water
AC Type	03	Central
Bedrooms	03	3 Bedrooms
Full Baths	1	
Half Baths	1	
Extra Fixtures		
Total Rooms	7	7 Rooms
Bath Style		
Kitchen Style		
Occupancy		
Usrfld 105		
Accessory Apt		
Foundation Alt	01	Poured Conc.
Rms Prts		
Bath Split	11	1 Full-1 Half

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

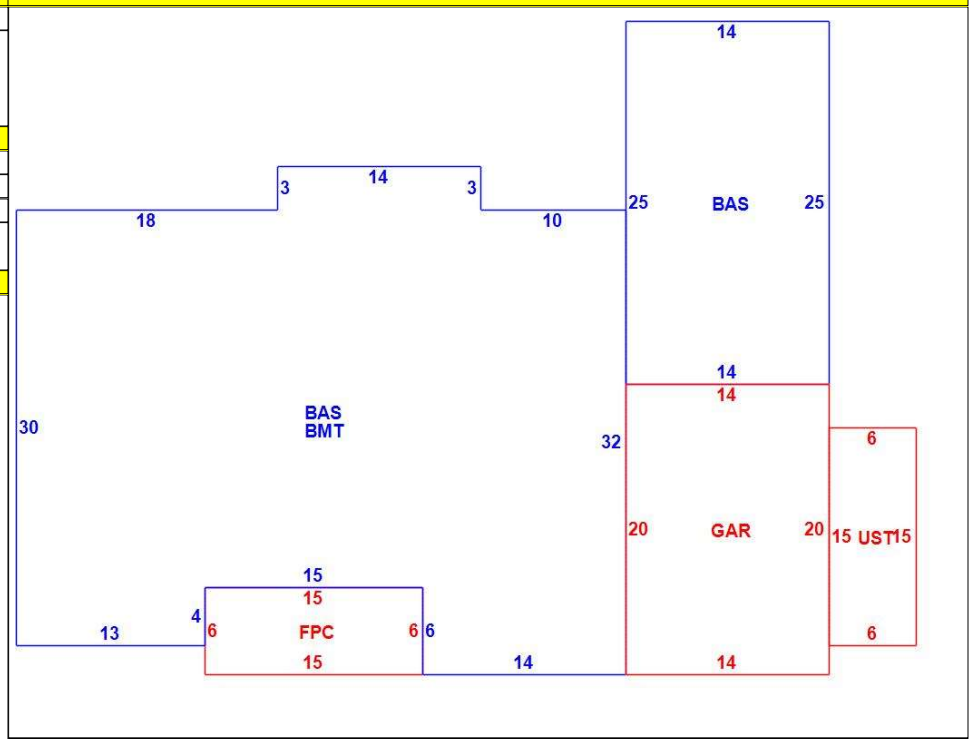
CONDO DATA

Parcel Id		C		Owne	0.0
		B		S	

Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

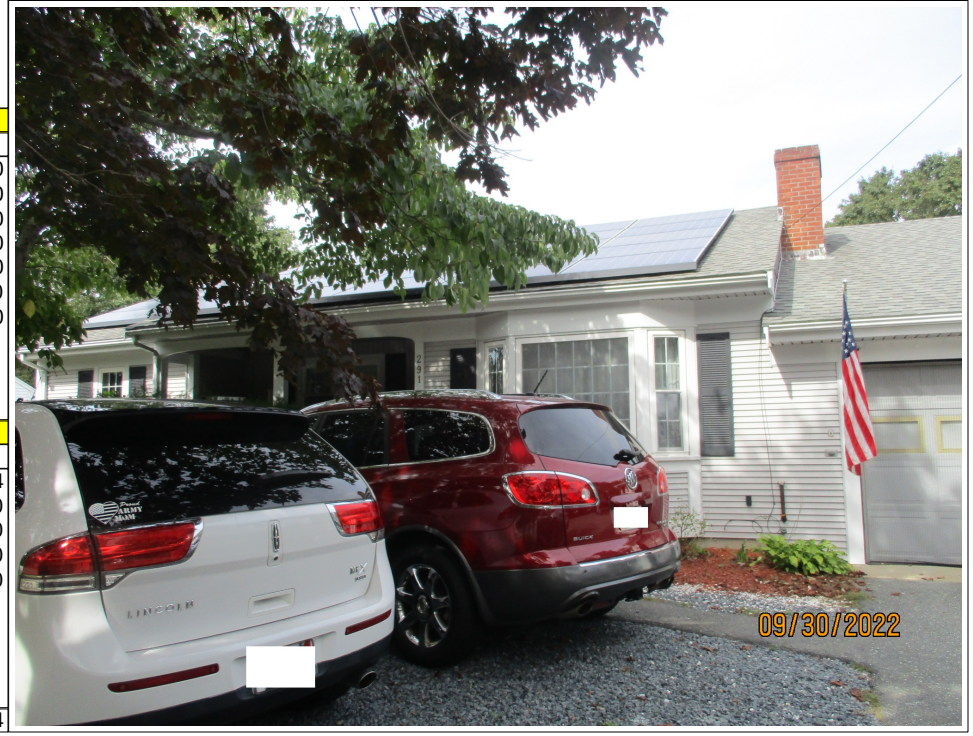
COST / MARKET VALUATION

Building Value New	459,124
Year Built	1961
Effective Year Built	1991
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	22
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	78
RCNLD	358,100
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	1	5000.00	1993		78		0.00	3,900
FOPC	Open Prch-roo	B	90	55.00	1993		78		0.00	3,400
GAR	Attached Gara	B	280	40.00	1993		78		0.00	9,900
UST	Utility Storage-	B	90	17.11	1993		78		0.00	1,000
BMT	Basement-Unfi	B	1,270	26.01	1993		78		0.00	24,400
SOL2	Solar PV Pane	B	33	725.00	1993		0		0.00	0
SHED	Shed	L	96	18.00	2022		100		0.00	1,700



BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,620	1,620	1,620	283.41	459,124
BMT	Basement Area	0	1,270	0	0.00	0
FPC	Open Porch Conc. Floor	0	90	0	0.00	0
GAR	Attached Garage	0	280	0	0.00	0
UST	Utility Enclosure	0	90	0	0.00	0
	Ttl Gross Liv / Lease Area	1,620	3,350	1,620		459,124