

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ONEIL, JEFFREY P & JILLIAN BROW 10 BLACK DUCK LANE WEST BARNSTA MA 02668		1 Level	4 Gas	1 Paved		Description	Code	Assessed	Assessed
			5 Well			RESIDNTL	1010	727,900	727,900
			6 Septic			RES LAND	1010	202,800	202,800
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 1 #DL 2 RTE 6A GIS ID F_974189_2717296				Plan Ref. 413/19 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 930,700 930,700			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ONEIL, JEFFREY P & JILLIAN BROWN	35247	343	07-14-2022	Q	I	875,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CHARRON, NICOLE F TR	25406	0021	04-26-2011	U	I	1	1F	2023	1010	645,000	2022	1010	516,900	2021	1010	445,900
CHARRON, NICOLE F	22541	0345	12-17-2007	Q	I	625,000	00		1010	200,400		1010	142,500		1010	142,500
KENNEDY, MARTIN J & CAROLA	20776	0067	02-28-2006	U	I	750,000	1	Total 845,400 Total 659,400 Total 588,400								
LAKE, JOHN R JR & MARY M	20776	0061	02-28-2006	U	I	1	1A									

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2024	N5C	NO RESIDENTIAL EXEMPTION						
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			BARNS

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	654,500
Appraised Xf (B) Value (Bldg)	71,200
Appraised Ob (B) Value (Bldg)	2,200
Appraised Land Value (Bldg)	202,800
Special Land Value	0
Total Appraised Parcel Value	930,700
Valuation Method	C
Total Appraised Parcel Value	930,700

NOTES							

LAND LINE VALUATION SECTION

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201100501	02-01-2011	IN	Insulation	4,500	06-30-2011	100	06-30-2011	AIR SEAL- WEATHERIZE-INS	10-05-2021	SR	02		03	Cycl Insp Comp
37402	03-26-1999	NR	New Roof	12,000	06-01-2000	100	01-01-2000		05-13-2020	DM			FR	Field Review
B30722	05-01-1987	DW	Dwelling	200,000	01-15-1988	100		WB 1 1/2S	08-11-2014	JR	03		16	In Office Review
									03-02-2010	PT	02		14	Cyclical Inspection

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	1	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0106	1.150		1.0000	202,795.6	202,800
Total Card Land Units					1.00	AC	Parcel Total Land Area					1.00	Total Land Value			202,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	B	Custom			
Stories	1.5	1 1/2 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	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

CONDO DATA

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

COST / MARKET VALUATION

Building Value New		769,946
Year Built		1988
Effective Year Built		2000
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %	15	
Functional Obsol	0	
External Obsol	0	
Trend Factor	1	
Condition		
Condition %		
Percent Good	85	
RCNLD		654,500
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	2002		85		0.00	5,100
FPO	Ext FP Openin	B	1	2000.00	2002		85		0.00	1,700
FEP	Enclosed porc	B	231	70.00	2002		85		0.00	11,700
GAR	Attached Gara	B	768	40.00	2002		85		0.00	21,400
BMT	Basement-Unfi	B	1,585	26.01	2002		85		0.00	31,300
PAT1	Patio- Average	L	308	5.89	1997		78		0.00	1,400
SHED	Shed	L	80	18.00	1997		56		0.00	800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,585	1,585	1,585	319.48	506,375
BMT	Basement Area	0	1,585	0	0.00	0
FEP	Enclosed Porch	0	231	0	0.00	0
GAR	Attached Garage	0	768	0	0.00	0
PTO	Patio	0	308	0	0.00	0
TQS	Three Quarter Story	718	1,105	718	207.59	229,386
UAT	Attic, Unfinished	0	1,068	107	32.01	34,184
Ttl Gross Liv / Lease Area		2,303	6,650	2,410		769,945

