

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION		
KINNY 35 OREO LLC 125 HIGHLAND AVENUE CENTERVILLE MA 02632	1	Level	2	Public Water	3	Unpaved	9	Rear Location	Description	Code		Assessed	Assessed
			4	Gas					RESIDNTL	1010		430,500	430,500
			6	Septic					RES LAND	1010		174,700	174,700
SUPPLEMENTAL DATA							Total		605,200		605,200		
Alt Prcl ID			Split Zonin			Plan Ref. 56/23							
BID Parcel			ResExpt Q			Land Ct#							
#DL 1 LOT 4			#DL 2			Life Estate							
GIS ID F_977239_2696806			Assoc Pid#			PP STATU							

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
KINNY 35 OREO LLC	34925	071	02-23-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
SCANLON, ANDREA	31883	0147	03-12-2019	U	I	100	1F	2023	1010	364,100	2022	1010	299,100	2021	1010	241,800	
SCANLON, ANDREA & MICHAEL J & LAU	30017	0074	10-19-2016	Q	I	349,000	00		1010	172,600		1010	122,800		1010	122,800	
MASS BUILDING SYSTEMS LLC	29470	0026	02-24-2016	U	I	187,500	1B								1010	4,400	
LEVEE BREAKS INVESTMENT GROUP L	29206	0061	10-15-2015	U	I	150,000	1										
Total									536,700		Total		421,900		Total		369,000

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY										
Nbhd	Nbhd Name	B	Tracing	Batch										
0107				CENVIL										

NOTES										APPRAISED VALUE SUMMARY						
										Appraised Bldg. Value (Card)						410,900
										Appraised Xf (B) Value (Bldg)						15,200
										Appraised Ob (B) Value (Bldg)						4,400
										Appraised Land Value (Bldg)						174,700
										Special Land Value						0
										Total Appraised Parcel Value						605,200
										Valuation Method						C
										Total Appraised Parcel Value						605,200

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	
17-732	03-22-2017	833	Shd-Res-under	0	04-28-2017	100	06-30-2017	install a 10x12 shed	05-19-2020	WD			FR	Field Review	
16-2830	10-06-2016	811	Demo - Access	0	12-01-2016	100	06-30-2017	Demolition rear Building	06-22-2017	SR	02		02	Bldg Permit Completed	
16-308	04-12-2016	835	Sid/Wind/Roof/	24,000	12-01-2016	100	06-30-2017	reroof (stripping old shingles) r	04-26-2017	JR	02		02	Bldg Permit Completed	
16-403	04-06-2016	880	Alt-Int work-Res	40,000	12-01-2016	100	06-30-2017	Modify floorplan, windows, doo	09-19-2013	DR	22		22	Change of Address	
									12-06-2001	PT	01		00	Meas/Listed-Interior Acces	
									10-15-1991	ML	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	RB	3	0.340	AC	176,344.00	2.53383	1.0000	5	1.00	0106	1.150		1.0000	513,848.7	174,700
Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value			174,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	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	02	Oil			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	08	Mixed			
Rms Prts					
Bath Split	10	1 Full-0 Half			
			Building Value New		461,723
			Year Built		1934
			Effective Year Built		2005
			Depreciation Code		E
			Remodel Rating		
			Year Remodeled		
			Depreciation %		11
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		89
			RCNLD		410,900
			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
FPL3	Fireplace 2 sto	B	1	7000.00	2005		89		0.00	6,200
WDC	Wood Decking	L	360	20.00	1986		34		0.00	2,400
BMT	Basement-Unfi	B	220	26.01	2005		89		0.00	9,000
SHED	Shed	L	120	18.00	2016		94		0.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	920	920	920	329.80	303,418
BMT	Basement Area	0	700	0	0.00	0
FUS	Upper Story	480	480	480	329.80	158,305
WDK	Wood Deck	0	360	0	0.00	0
Ttl Gross Liv / Lease Area		1,400	2,460	1,400		461,723

