

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA
KNAPP, THOMAS W TR 732 PHINNEYS LANE REALTY TRUST 331 OLD JAIL LANE  BARNSTABLE MA 02630		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	259,100	259,100	
			6 Septic			RES LAND	1010	147,800	147,800	
<b>SUPPLEMENTAL DATA</b>						Total				406,900
Alt Prcl ID		Split Zonin		Plan Ref.						<b>VISION</b>
BID Parcel		ResExpt Q		Land Ct# 30367-A						
#DL 1 LOT 5		#DL 2		Life Estate						
GIS ID F_977589_2705286		Assoc Pid#		PP STATU						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
KNAPP, THOMAS W TR		C216590	0	06-28-2018	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
KNAPP, THOMAS W		C209945	0	06-24-2016	U	I	190,000	1	2023	1010	226,000	2022	1010	195,300
FLOOD, CONSTANCE ESTATE OF		D128890	0	02-26-2016	U	I	0	1A		1010	134,400		1010	99,500
FLOOD, CONSTANCE		C30926	0	08-12-1963	U		0						1010	11,100
									Total		360,400	Total		294,800
									Total		260,500	Total		260,500

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					
0105				CENVIL					
NOTES				APPRAISED VALUE SUMMARY					
				Appraised Bldg. Value (Card)	225,500				
				Appraised Xf (B) Value (Bldg)	22,500				
				Appraised Ob (B) Value (Bldg)	11,100				
				Appraised Land Value (Bldg)	147,800				
				Special Land Value	0				
				Total Appraised Parcel Value	406,900				
				Valuation Method	C				
				Total Appraised Parcel Value	406,900				

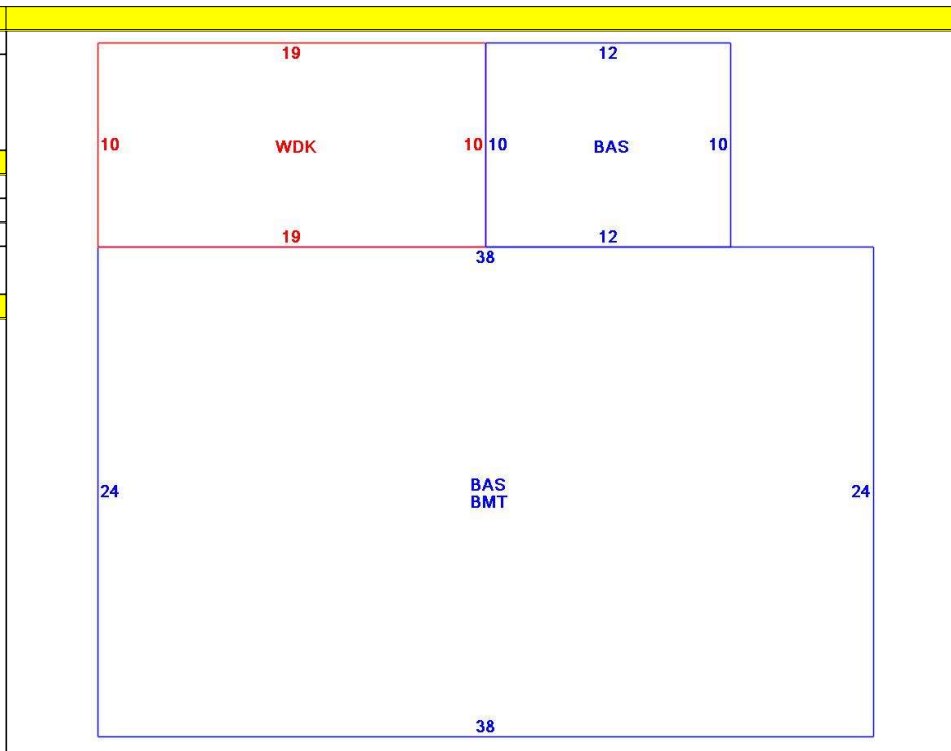
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
201004562	09-03-2010	IN	Insulation	1,230		100		INSULATE		07-22-2022	BM	22		22	Change of Address
										04-21-2020	WD			FR	Field Review
										04-20-2020	WD			FR	Field Review
										03-01-2018	SR	02		03	Cycl Insp Comp

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	0.240	AC	176,344.00	3.49265	1.0000	5	1.00	0105	1.000		1.0000	615,916.6
Total Card Land Units					0.24	AC	Parcel Total Land Area					0.24	Total Land Value			147,800

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					
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					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 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	01	Poured Conc.			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	300,663
Year Built	1963
Effective Year Built	1987
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	25
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	75
RCNLD	225,500
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
FPL1	Fireplace 1 sto	B	1	5000.00	1989		75		0.00	3,800
FGR2	Garage- Avg-	L	308	50.00	1975		56	00	1.00	8,600
WDC	Wood Decking	L	190	20.00	1994		50		0.00	2,300
BMT	Basement-Unfi	B	912	26.01	1989		75		0.00	18,700
SHED	Shed	L	80	18.00	1975		12		0.00	200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,032	1,032	1,032	291.34	300,663
BMT	Basement Area	0	912	0	0.00	0
WDK	Wood Deck	0	190	0	0.00	0
Ttl Gross Liv / Lease Area		1,032	2,134	1,032		300,663



2.15.2018