

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
FANNING, DONALD J & ANN E TRS FANNING FAMILY TRUST 2725 MAIN STREET BARNSTABLE MA 02630		1 Level	2 Public Water	1 Paved	9 Rear Location	Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	515,700	515,700
			6 Septic			RES LAND	1010	388,000	388,000
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NQ NR: #DL 1 LOT 1 #DL 2 GIS ID F_978516_2719148				Plan Ref. 404/4 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 903,700 903,700			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
FANNING, DONALD J & ANN E TRS	28102	0200	04-24-2014	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
FANNING, DONALD J JR & ANN E	21547	0305	11-22-2006	Q	I	633,000	00	2023	1010	457,400	2022	1010	388,700
THAYER, LARRY R & MARGARET E	18733	0127	06-18-2004	Q	I	630,000	00		1010	360,700		1010	249,400
HELMS, ROBERT R JR & LYNETTE	11114	0345	12-15-1997	Q	I	254,625	00					1010	6,500
HAYES, JOHN T & DIANNE C	7957	0245	04-06-1992	Q	I	215,000	U	Total		818,100	Total		638,100
								Total		608,500	Total		608,500

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2021	N5C	NO RESIDENTIAL EXEMPTION	0.00					
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0109			BARNS

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	460,700
Appraised Xf (B) Value (Bldg)	48,500
Appraised Ob (B) Value (Bldg)	6,500
Appraised Land Value (Bldg)	388,000
Special Land Value	0
Total Appraised Parcel Value	903,700
Valuation Method	C
Total Appraised Parcel Value	903,700

NOTES									

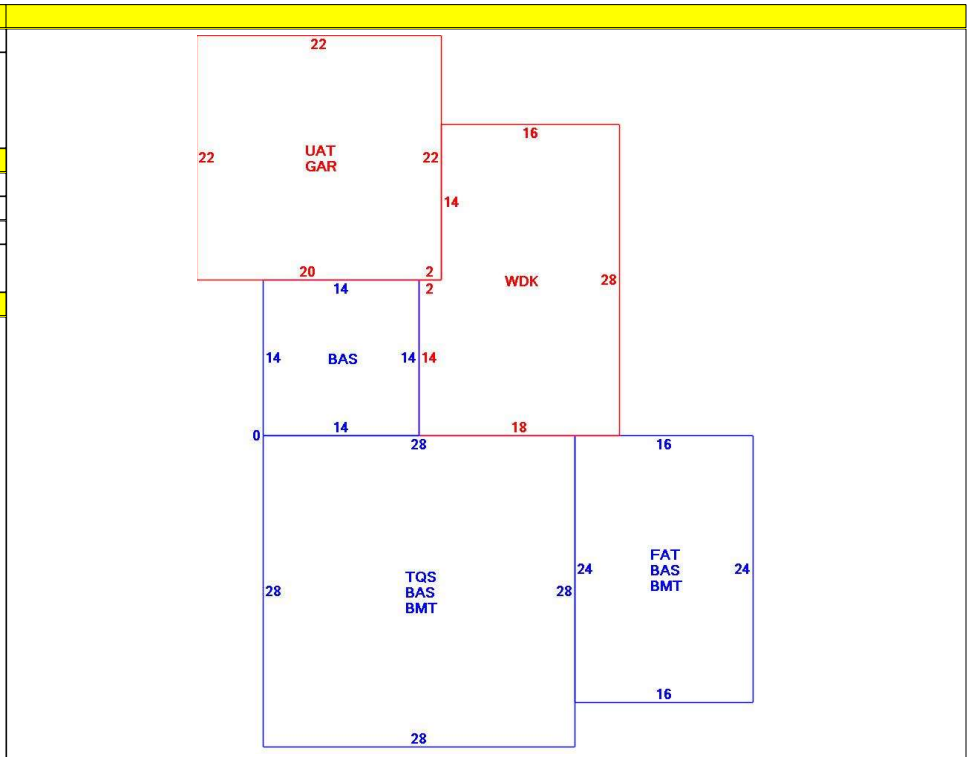
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
B16162	02-18-2016	FB	Finish Basemen	2,500	06-24-2016	100	06-30-2016	FIN APPROX 250SF OF BMT	02-23-2021	LH	03		16	In Office Review
201406637	10-06-2014	RE	Remodel	15,989	12-11-2014	100	06-30-2015	REMODEL EXIST. KIT TO INC	02-01-2021	LH	03		16	In Office Review
201205103	08-27-2012	NW	New Windows	9,850	06-30-2013	100	06-30-2013	REPLC WINDS,FRNXH DR W	07-22-2020	LH	03		16	In Office Review
201204726	08-03-2012	OT	Other	4,000		0		CORRECT SAFETY ISSUES	05-12-2020	DM			FR	Field Review
85443	07-14-2005	OB	Out Building		06-30-2006	100	06-30-2006	BLD SHED <120SF	08-06-2019	JD	03		16	In Office Review
B29469	06-01-1986	DW	Dwelling	75,000	01-15-1987	100	06-30-1987	BA 11/2 S	07-24-2018	LH	03		16	In Office Review
									07-14-2017	JL	03		16	In Office Review

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	RF-2	1	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0109	2.200			1.0000	387,956.8
Total Card Land Units					1.00	AC	Parcel Total Land Area					1.00	Total Land Value			388,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.66				
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	05	Drywall			
Interior Wall 2					
Interior Floor 1	22	Wide Pine			
Interior Floor 2					
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	7	7 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		Owne 0.0
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	548,442
Year Built	1986
Effective Year Built	1999
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	460,700
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	2001		84		0.00	5,000
WDC	Wood Deck w/	L	476	18.00	1999		60		0.00	4,900
GAR	Attached Gara	B	484	40.00	2001		84		0.00	15,200
BMT	Basement-Unfi	B	1,168	26.01	2001		84		0.00	24,700
SHED	Shed	L	120	18.00	2005		72		0.00	1,600
BFA	Bsmt Fin-Avg	B	250	17.36	2001		84		0.00	3,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,364	1,364	1,364	276.99	377,816
BMT	Basement Area	0	1,168	0	0.00	0
FAT	Attic, Finished	58	384	58	41.84	16,065
GAR	Attached Garage	0	484	0	0.00	0
TQS	Three Quarter Story	510	784	510	180.19	141,265
UAT	Attic, Unfinished	0	484	48	27.47	13,296
WDK	Wood Deck	0	476	0	0.00	0
Ttl Gross Liv / Lease Area		1,932	5,144	1,980		548,442

