

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
KATSMAN, JOSEPH & TETER-KATSM 26 BAYBERRY DRIVE #3		2 Above Street	2 Public Water	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 315,800 146,700	Assessed 315,800 146,700
		4 Gas							
		6 Septic							
SUPPLEMENTAL DATA									
SHARON MA 02067		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 18 #DL 2 GIS ID F_981185_2696285		Plan Ref. 245/153 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 462,500 462,500			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
KATSMAN, JOSEPH & TETER-KATSMAN, WELLS FARGO BANK NA TR		22757 0324	03-17-2008	U	I	200,000	1S	Year	Code	Assessed	Year	Code	Assessed			
SILVA, FRANCISCO JOSE & CROWLEY, MARGARET		22625 0066 17676 0075 3798 0039	01-25-2008 09-22-2003 07-15-1983	U Q U	I I U	251,550 270,000 0	1L 00	2023	1010 1010	269,500 133,300	2022	1010 1010	226,100 98,800			
Total										402,800	Total		324,900	Total		294,500

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
		Total	0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			Batch HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	277,600
Appraised Xf (B) Value (Bldg)	37,300
Appraised Ob (B) Value (Bldg)	900
Appraised Land Value (Bldg)	146,700
Special Land Value	0
Total Appraised Parcel Value	462,500
Valuation Method	C
Total Appraised Parcel Value	462,500

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
20-1891	07-21-2020	835	Sid/Wind/Roof/	7,500		100		replacing roof	05-22-2020	WD			FR	Field Review
									12-24-2018	RB	22		22	Change of Address
									11-22-2017	SR	02		03	Cycl Insp Comp
									03-28-2016	RB	03		16	In Office Review
									05-08-2008	DR	03		16	In Office Review
									04-23-2008	DR	03		16	In Office Review
									03-28-2008	MA	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	RB	4	0.230 AC	176,344.00	3.61599	1.0000	5	1.00	0105	1.000		1.0000	637,659.9	146,700	
Total Card Land Units					0.23 AC	Parcel Total Land Area					0.23	Total Land Value					146,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	08	Raised Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
Stories	1	1 Story			
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	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 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	351,346
Year Built	1972
Effective Year Built	1992
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	79
RCNLD	277,600
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	1994		79		0.00	4,000
BGAR	Bsmt Garage	B	1	2326.00	1994		79		0.00	1,800
BFA	Bsmt Fin-Avg	B	660	17.36	1994		79		0.00	9,100
PAT1	Patio- Average	L	168	5.89	1996		77		0.00	900
BMT	Basement-Unfi	B	1,104	26.01	1994		79		0.00	22,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,152	1,152	1,152	304.99	351,346
BMT	Basement Area	0	1,104	0	0.00	0
PTO	Patio	0	168	0	0.00	0
Ttl Gross Liv / Lease Area		1,152	2,424	1,152		351,346

