

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>
SOBRINHO, BRYAN M  66 PROSPECT STREET  NANTUCKET MA 02554		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDENTL	1010	622,700	622,700	
			6 Septic			RES LAND	1010	181,100	181,100	
<b>SUPPLEMENTAL DATA</b>						Total				803,800
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 PARCELA #DL 2  GIS ID F_943759_2708433				Plan Ref. 648/63 Land Ct# #SR Life Estate PP STATU  Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SOBRINHO, BRYAN M		34439 089	09-03-2021	Q	I	690,000	00	Year	Code	Assessed	Year	Code	Assessed
RHUDE, MARTINA A		29666 0231	05-20-2016	Q	I	380,000	00	2023	1010	453,800	2022	1010	375,300
CIAMPI, MICHAEL		28146 0177	05-16-2014	U	V	100,000	1K		1010	165,100		1010	123,600
BARNSTABLE HOUSING AUTHORITY		9481 0201	12-15-1994	U	V	100	K					1010	3,600
BARNSTABLE, TOWN OF (MUN)		4635 0155	07-15-1985	U	V	0		Total		618,900	Total		498,900
								Total			Total		471,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2023	N5C	NO RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105				MARSTM	Appraised Bldg. Value (Card)	497,800	
					Appraised Xf (B) Value (Bldg)	67,700	
					Appraised Ob (B) Value (Bldg)	57,200	
					Appraised Land Value (Bldg)	181,100	
					Special Land Value	0	
					Total Appraised Parcel Value	803,800	
					Valuation Method	C	
					Total Appraised Parcel Value	803,800	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
										03-24-2023	SR	03		13	CALL BACK
										02-01-2023	SR	01		03	Cycl Insp Comp
										05-19-2020	LS			FR	Field Review
										07-13-2018	SR	02		02	Bldg Permit Completed
										09-17-2015	AL	03		16	In Office Review
										06-22-2015	SR	02		02	Bldg Permit Completed
										08-12-2014	NF	03		16	In Office Review

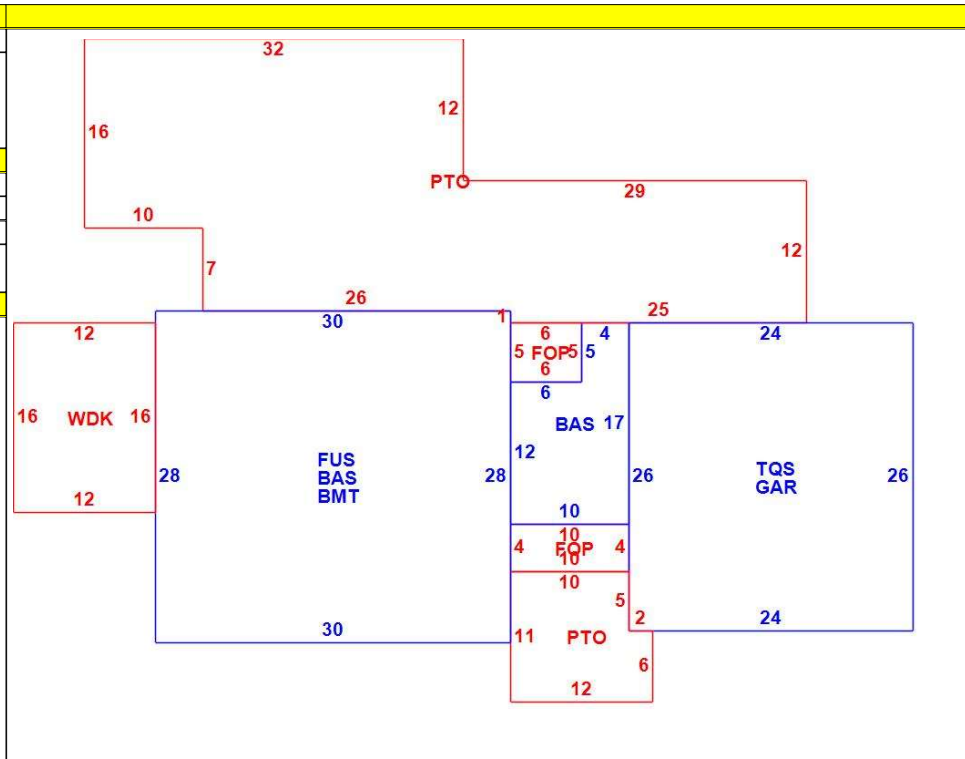
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-11	08-31-2023	839	Solar Panel-Re	10,428		0		Installation of a 13.035 kW roo		03-24-2023	SR	03		13	CALL BACK
BLDR-22-12	12-20-2022	830	Pool - Inground	65,000	03-24-2023	100	06-30-2023	14X32 STEL WALL POOL		02-01-2023	SR	01		03	Cycl Insp Comp
EXPR-21-1	12-15-2021	835	Sid/Wind/Roof/	2,500	06-30-2022	100	06-30-2022	Weatherization, Insulation and		05-19-2020	LS			FR	Field Review
17-2728	08-18-2017	804	Addn Alt-Res	75,000	03-26-2018	100	06-30-2018	construct an attached garage		07-13-2018	SR	02		02	Bldg Permit Completed
201401977	05-10-2014	DW	Dwelling	180,000	06-19-2015	100	06-30-2015	DW NEW 4BD		09-17-2015	AL	03		16	In Office Review
										06-22-2015	SR	02		02	Bldg Permit Completed
										08-12-2014	NF	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	3	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0105	1.000				1.0000	176,344	176,300
1	1010	Single Fam M-0	RF	3	0.340	AC 14,250.00	1.00000	1.0000	0	1.00	0105	1.000				1.0000	14,250	4,800
Total Card Land Units					1.34	AC	Parcel Total Land Area					1.34	Total Land Value			181,100		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2	14	Wood Shingle			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 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		523,956
Year Built		2014
Effective Year Built		2013
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		5
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		95
RCNLD		497,800
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
WDC	Deck comp w	L	192	28.00	2023		100		0.00	6,500
BMT	Basement-Unfi	B	840	26.01	2016		95		0.00	22,300
FOP	Open Porch-ro	B	70	55.00	2016		95		0.00	4,100
GAR	Attached Gara	B	624	40.00	2016		95		0.00	20,500
PAT2	Patio-Good	L	1,010	9.94	2023		100		0.00	9,000
PAT2	Patio-Good	L	122	9.94	2023		100		0.00	1,400
SPL2	Pool Vinyl	L	490	55.00	2023		100	C	1.00	27,200
SPH2	Pool Heater 50	L	1	3081.00	2023		100		0.00	3,100
BFA1	Bsmt Fin-Goo	B	672	32.56			95		0.00	20,800
PAT2	Patio-Good	L	1,130	9.94	2023		100		0.00	10,000

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	980	980	980	235.38	230,672
BMT	Basement Area	0	840	0	0.00	0
FOP	Open Porch	0	70	0	0.00	0
FUS	Upper Story	840	840	840	235.38	197,719
GAR	Attached Garage	0	624	0	0.00	0
PTO	Patio	0	1,132	0	0.00	0
TQS	Three Quarter Story	406	624	406	153.15	95,564
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		2,226	5,302	2,226		523,955

