

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MCDONOUGH, MARY B						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
1160 PHINNEYS LANE UNIT 2A						RESIDNTL	1020	321,700	321,700	
CENTERVILLE MA 02632										
SUPPLEMENTAL DATA										
Alt Prcl ID		Split Zonin RC-1;B			Plan Ref. 370/47					
BID Parcel		ResExpt Q NO APP:			Land Ct#					
#DL 1		UNIT A			Life Estate					
#DL 2		BLDG 2			PP STATU					
GIS ID		F_980361_2708374			Assoc Pid#					
							Total	321,700	321,700	

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCDONOUGH, MARY B	34556	266	10-08-2021	Q	I	334,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CHARRON, AMY L ET AL	27882	0288	12-13-2013	Q	I	185,000	00	2023	1020	268,900	2022	1020	234,900	2021	1020	205,400
HURLEY, ELIZABETH T	13540	0311	02-06-2001	Q	I	156,000	00								1020	2,000
SHECHTMAN, RICHARD B	7425	0233	01-29-1991	U	I	80,000	L									
PLYMOUTH SAVINGS BANK	7112	0002	03-30-1990	U	I	90,000	L									
							Total	268,900	Total	234,900	Total	207,400				

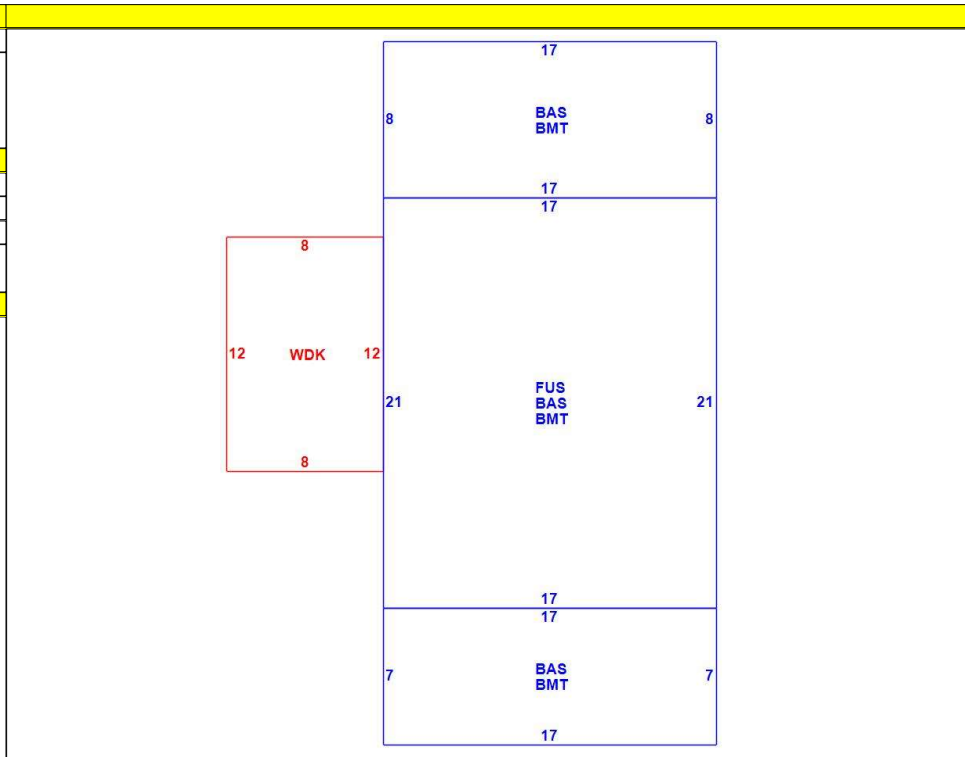
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2023	N5C	NO RESIDENTIAL EXEMPTION	0.00																	
			Total																	

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY													
Nbhd	Nbhd Name		B	Tracing		Batch											
0001						HYAN											
NOTES																	
										Appraised Bldg. Value (Card)	297,000						
										Appraised Xf (B) Value (Bldg)	22,700						
										Appraised Ob (B) Value (Bldg)	2,000						
										Appraised Land Value (Bldg)	0						
										Special Land Value	0						
										Total Appraised Parcel Value	321,700						
										Valuation Method	C						
										Total Appraised Parcel Value	321,700						

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	
EXPR-22-7	05-24-2022	835	Sid/Wind/Roof/	26,745		100		Replace 8 windows and 1 pati	10-15-2021	BM	22		22	Change of Address	
EXPR-22-3	03-04-2022	835	Sid/Wind/Roof/	2,300		100		Air sealing, weatherstrip attic a	04-28-2020	WD			FR	Field Review	
EXPC-22-1	03-04-2022	835	Sid/Wind/Roof/	2,300		100		Air sealing, weatherstrip attic a	12-10-2018	SR	02		03	Cycl Insp Comp	
									07-31-2015	TP	03		16	In Office Review	
									07-16-2014	TW	03		16	In Office Review	
									02-12-2014	TR	22		22	Change of Address	
									01-23-2014	DR	22		22	Change of Address	

LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Dist	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value		
1	102U	Condominium M	SPLI	4		0 SF	0.00	1.00000	5	1.00	0001	1.000		0.0000	0	0		
Total Card Land Units						0 SF	Parcel Total Land Area						0.00	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium			
Model	05	Res Condo			
Bedrm Func	C	Average			
Stories	2	2 Stories			
Occupancy	0				
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	2	2 Full			
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Master Deed L	1012				
Bath Split	20	2 Full-0 Half			
Foundation	03	Conc. Slab			
AC Type Alt					
Sewer Occupan					
CONDO DATA					
Parcel Id	104212	C 0090	Ownr	6.2	
	ARBOR TERRACE	B 1	S 1		
Adjust Type	Code	Description	Factor%		
Condo Flr	END	END UNIT	128		
Condo Unit	MKT0	MKT0	100		
COST / MARKET VALUATION					
Building Value New		345,349			
Year Built		1983			
Effective Year Built		2001			
Depreciation Code		A			
Remodel Rating					
Year Remodeled		14			
Depreciation %		0			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %		86			
Percent Good		297,000			
Cns Sect Rcnd					
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
BMT	Basement-Unfi	B	612	26.01	2003		86		0.00	16,700
FPL3	Fireplace 2 sto	B	1	7000.00	2003		86		0.00	6,000
WDC	Wood Deck w/	L	96	18.00	2001		64		0.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	612	612	612	356.40	218,114
BMT	Basement Area	0	612	0	0.00	0
FUS	Upper Story	357	357	357	356.40	127,233
WDK	Wood Deck	0	96	0	0.00	0
Ttl Gross Liv / Lease Area		969	1,677	969		345,347

