

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
WALSH, JAMES W & JOAN BARRY							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA			
16 OLD PHINNEY'S LANE							RESIDNTL	1010	486,500	486,500				
BARNSTABLE MA 02630							RES LAND	1010	150,900	150,900	VISION			
SUPPLEMENTAL DATA							Total		637,400	637,400				
Alt Prcl ID	Split Zonin	BID Parcel	ResExpt Q	YES:	#DL 1	#DL 2	GIS ID	F_981759_2712819	Plan Ref.	Land Ct#		#SR	Life Estate	PP STATU

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
WALSH, JAMES W & JOAN BARRY		31862 0162	02-28-2019	Q	I	442,000	00	2023	1010	434,000	2022	1010	361,500	2021	1010	306,400
SMITH, BONNIE A TR		19563 0109	02-25-2005	Q	V	150,000	00		1010	137,200		1010	101,600		1010	101,600
GREEN, ALAN J		19365 0278	12-20-2004	U	V	1	1B								1010	5,300
MAR REALTY CORP		1368 0422	06-09-1967	U		0		Total		571,200	Total		463,100	Total		413,300

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
2021	5C	RESIDENTIAL EXEMPTION	0.00													
Total			0.00													
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY												
Nbhd	Nbhd Name		B	Tracing		Batch										
0105						BARN										
NOTES												Appraised Bldg. Value (Card)				450,600
												Appraised Xf (B) Value (Bldg)				30,600
												Appraised Ob (B) Value (Bldg)				5,300
												Appraised Land Value (Bldg)				150,900
												Special Land Value				0
												Total Appraised Parcel Value				637,400
												Valuation Method				C
												Total Appraised Parcel Value				637,400

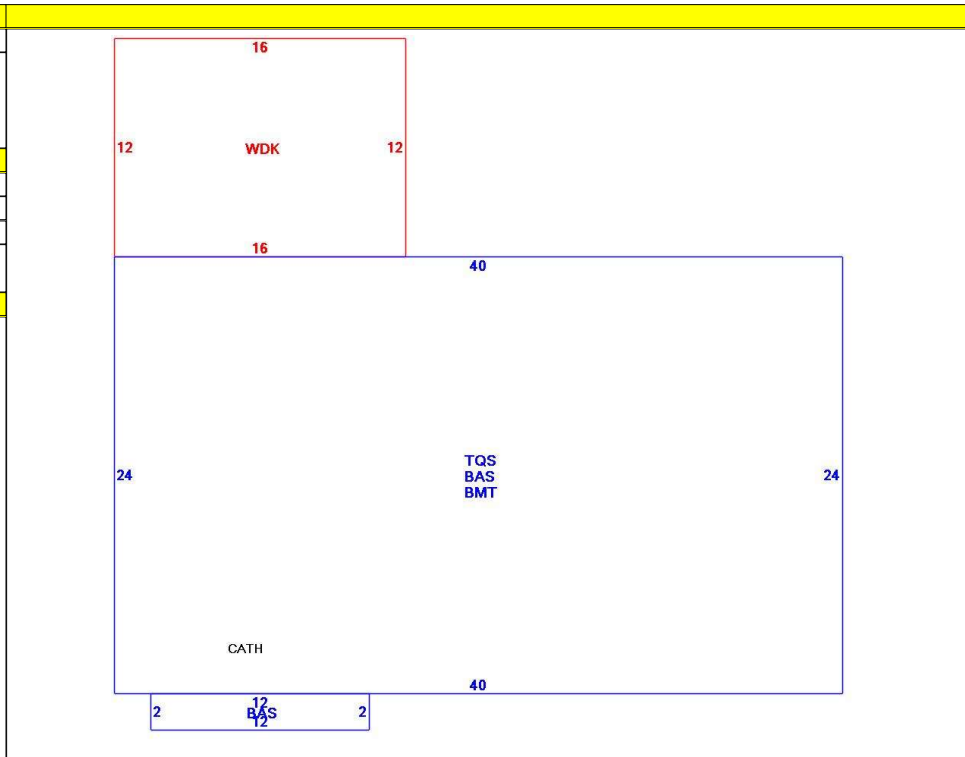
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
17-772	07-21-2017	824	New Cons1-2fa	100,000	06-26-2018	100	06-30-2018	Building a single family home	02-02-2021	PK	03		16	In Office Review
									07-06-2020	CK	03		16	In Office Review
									03-02-2020	SAF			20	Sale Review
									07-10-2018	SR	02		02	Bldg Permit Completed
									01-11-2010	MA	22		22	Change of Address
									10-10-2005	JS	02		13	CALL BACK

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	RG	1	0.310 AC	176,344.00	2.76107	1.0000	5	1.00	0105	1.000		1.0000	486,903.4	150,900
Total Card Land Units					0.31	AC	Parcel Total Land Area					0.31	Total Land Value			150,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	30	Cement Siding			
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	02	2 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	5				
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
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	464,558
Year Built	2017
Effective Year Built	2015
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	3
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	97
RCNLD	450,600
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
WDC	Deck composit	L	192	24.00	2017		96		0.00	5,300
BMT	Basement-Unfi	B	960	26.01	2019		97		0.00	25,100
BGR2	2 Stall Bmt Ga	B	1	3244.00	2019		97		0.00	3,100
FPLG	Gas Fireplace-	B	1	2500.00	2019		97		0.00	2,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	984	984	984	288.90	284,282	
BMT	Basement Area	0	960	0	0.00	0	
TQS	Three Quarter Story	624	960	624	187.79	180,276	
WDC	Wood Deck	0	192	0	0.00	0	
Ttl Gross Liv / Lease Area		1,608	3,096	1,608		464,558	

