

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
TORBAY, GEORGE 339 HOWARD STREET NORTHBOROU MA 01532				1	Level	6	Septic	1	Paved	1	Excel View	Description	Code	Assessed	Assessed
						4	Gas							RESIDNTL	1010
						2	Public Water					RES LAND	1010	1,757,500	1,757,500
SUPPLEMENTAL DATA															
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 5 #DL 2 GIS ID F_985376_2694694						Plan Ref. Land Ct# 12999-E #SR Life Estate PP STATU A:Active Assoc Pid#						Total 2,981,300 2,981,300			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
TORBAY, GEORGE				C230939	0	08-31-2022	Q	I			2,931,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SHIRLEY ANNE FITZPATRICK R E TRUS				MI19P52	0	07-15-2019	U	I			0	1F	2023	1010	974,700	2022	1010	811,800	2021	1010	639,600
FITZPATRICK, SHIRLEY ANNE TR				C208428	0	12-31-2015	U	I			100	1F		1010	1,387,300		1010	1,050,600		1010	1,081,500
FITZPATRICK, ANNE				D125978	0	12-10-2014	U	I			0	1A								1010	39,600
FITZPATRICK, FRANK M & ANNE				C79081	0	08-07-1979	U				0		Total 2,362,000				Total 1,862,400		Total 1,760,700		

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0117			HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,092,500
Appraised Xf (B) Value (Bldg)	71,200
Appraised Ob (B) Value (Bldg)	60,100
Appraised Land Value (Bldg)	1,757,500
Special Land Value	0
Total Appraised Parcel Value	2,981,300
Valuation Method	C
Total Appraised Parcel Value	2,981,300

NOTES											

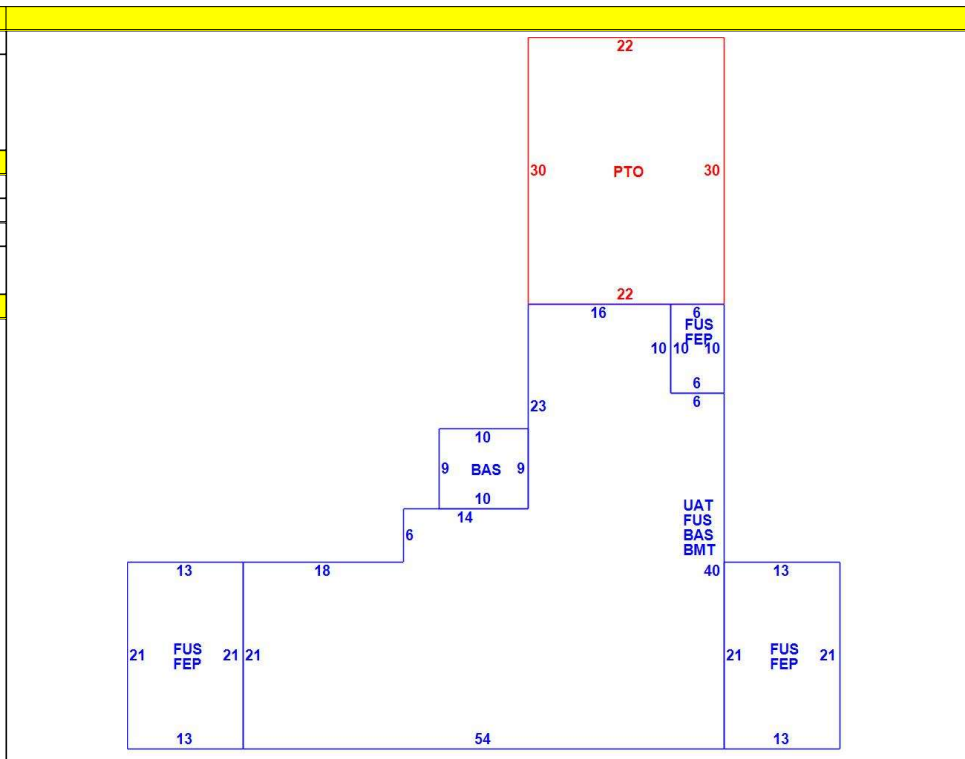
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-66	07-24-2023	804	Addn Alt-Res	38,000		0		Build a new porch ; Sunroom A		05-24-2023	TR	02		20	Sale Review
BLDR-23-65	07-20-2023	830	Pool - Inground	102,570		0		Installation of once piece 16&#		11-16-2022	BM	03		16	In Office Review
EXPR-23-3	03-20-2023	835	Sid/Wind/Roof/	24,000	06-30-2023	100	06-30-2023	Replace 21 SQs of white ceda		05-26-2020	WD			FR	Field Review
EXPR-22-1	11-01-2022	835	Sid/Wind/Roof/	26,000	06-30-2023	100	06-30-2023	Replace 40 squares of archite		01-25-2018	SR	02		03	Cycl Insp Comp
EXPR-22-1	01-25-2022	835	Sid/Wind/Roof/	17,000	06-30-2023	100	06-30-2023	New Asphalt Roof, Owens Cor		08-23-2012	JR	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-1	4	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0117	9.700			1.0000	1,710,536	1,710,500
1	1010	Single Fam M-0	RF-1	4	0.340	AC	14,250.00	1.00000	1.0000	0	1.00	0117	9.700			1.0000	138,225	47,000
Total Card Land Units					1.34	AC	Parcel Total Land Area					1.34	Total Land Value					1,757,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	B+	Custom Plus			
Stories	2.15	2 Stories w/FA			
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	09	9 Bedrooms			
Full Baths	5				
Half Baths	0				
Extra Fixtures					
Total Rooms	14	14 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	04	Brick Walls			
Rms Prts					
Bath Split	50	5 Full-0 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	1,496,536
Year Built	1916
Effective Year Built	1984
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	27
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	73
RCNLD	1,092,500
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
FPL3	Fireplace 2 sto	B	3	7000.00			73		0.00	15,300
FPO	Ext FP Openin	B	2	2000.00			73		0.00	2,900
FGR3	Garage-Good-	L	693	60.00	1986		67	C	1.00	27,900
SHED	Shed	L	200	18.00	1986		34		0.00	1,200
SHED	Shed	L	128	18.00	2014		90		0.00	2,100
PAT2	Patio-Good	L	660	9.94	1986		67		0.00	4,200
FEP	Enclosed porc	B	606	70.00			73		0.00	23,200
BMT	Basement-Unfi	B	1,796	26.01			73		0.00	29,800
GAZ1	Gazebo - Stan	L	1	12887.00	2014		90	C	1.00	11,600
FPLO	Outdoor firepl -	L	1	13840.00	2014		95	C	1.00	13,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,886	1,886	1,886	334.95	631,707
BMT	Basement Area	0	1,796	0	0.00	0
FEP	Enclosed Porch	0	606	0	0.00	0
FUS	Upper Story	2,402	2,402	2,402	334.95	804,539
PTO	Patio	0	660	0	0.00	0
UAT	Attic, Unfinished	0	1,796	180	33.57	60,290
Ttl Gross Liv / Lease Area		4,288	9,146	4,468		1,496,536

