

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LYNCH, STEPHEN A & KATHLEEN M LYNCH, JAMES R & MARGARET M 96 PILGRIM DRIVE						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
						RESIDNTL	1010	372,500	372,500	
HOLDEN MA 01520-1900						RES LAND	1010	189,200	189,200	VISION
						SUPPLEMENTAL DATA				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 40 #DL 2 GIS ID F_948505_2693289						Plan Ref. Land Ct# 34623-B (SH 3) #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)						
LYNCH, STEPHEN A & KATHLEEN M		C202698	0	02-13-2014	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
LYNCH, CAROLA		#D10566	0	02-16-2007	U	I	0	1	2023	1010	320,700	2022	1010	280,000
LYNCH, STEPHEN A & JOHN F TRS		C182389	0	02-16-2007	U	I	1	1A		1010	187,000		1010	132,900
LYNCH, JAMES A & CAROLA		C85433	0	05-13-1981	Q		12,500	U					1010	4,700
Total									507,700	Total	412,900	Total	360,400	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int					
Total			0.00										

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0106			COTUIT					
NOTES				Appraised Bldg. Value (Card)				326,000
				Appraised Xf (B) Value (Bldg)				41,800
				Appraised Ob (B) Value (Bldg)				4,700
				Appraised Land Value (Bldg)				189,200
				Special Land Value				0
				Total Appraised Parcel Value				561,700
				Valuation Method				C
				Total Appraised Parcel Value				561,700

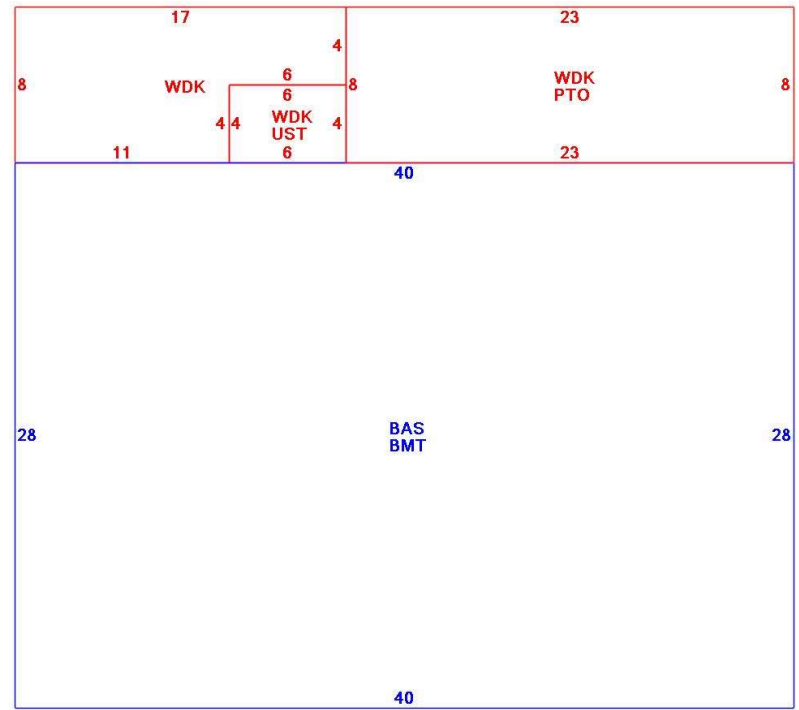
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
B24129	06-01-1982	DW	Dwelling	0	06-30-1982	100	06-30-1982	CO 1 STOR	05-29-2020	DM			FR	Field Review
									10-07-2014	SR	02		03	Cycl Insp Comp
									06-22-2005	PT	02		01	Meas/Est
									09-19-2002	PT	02		01	Meas/Est

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	2	0.590	AC	176,344.00	1.58128	1.0000	5	1.00	0106	1.150		1.0000	320,681.5	189,200
Total Card Land Units					0.59	AC	Parcel Total Land Area					0.59	Total Land Value				189,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
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					
Heat Fuel	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			

CONDO DATA				
Parcel Id		C		Owne 0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	374,762
Year Built	1982
Effective Year Built	2002
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	326,000
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	2004		87		0.00	4,400
BFA	Bsmt Fin-Avg	B	800	17.36	2004		87		0.00	12,100
WDC	Wood Decking	L	320	20.00	1998		58		0.00	3,700
BMT	Basement-Unfi	B	1,120	26.01	2004		87		0.00	24,900
UST	Utility Storage-	B	24	17.11	2004		87		0.00	400
PAT1	Patio- Average	L	184	5.89	1998		79		0.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,120	1,120	1,120	334.61	374,762
BMT	Basement Area	0	1,120	0	0.00	0
PTO	Patio	0	184	0	0.00	0
UST	Utility Enclosure	0	24	0	0.00	0
WDK	Wood Deck	0	320	0	0.00	0
Ttl Gross Liv / Lease Area		1,120	2,768	1,120		374,762



04/19/2013