

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
FERGUSON, GARRY B & JANE L TRS GARRY AND JANE FERGUSON LIVIN 19 OSPREY DRIVE							Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA	
COTUIT MA 02635							RESIDNTL	1020	622,600	622,600		
SUPPLEMENTAL DATA												
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 UNIT 152 #DL 2 BLDG 1 GIS ID F_989966_2695756							Plan Ref. Land Ct# 18964-N-1 THRU #SR Life Estate PP STATU A:Active Assoc Pid#					
							Total		622,600	622,600		

VISION

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
FERGUSON, GARRY B & JANE L TRS							C21-1	0	09-05-2018	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
FERGUSON, GARRY B & JANE L							C21-1	0	08-31-2017	Q	I	590,000	00	2023	1020	458,800	2022	1020	416,600	2021	1020	422,700		
SCIOLETTI, DANIEL C JR & CYNTHIA A							C21-1	0	12-15-2011	Q	I	335,000	00										10,400	
POWELL, GREG J & CHERYLA							C21-1	0	11-18-1998	Q	I	198,500	00											
CECI, ANTHONY J & CATHERINE							C21-1	0	07-15-1987	Q	I	250,000	U											
							Total							458,800		Total		416,600	Total		433,100			

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											
Nbhd	Nbhd Name	B	Tracing	Batch							
0001				HYAN							

NOTES												APPRAISED VALUE SUMMARY				
												Appraised Bldg. Value (Card)	587,500			
												Appraised Xf (B) Value (Bldg)	24,700			
												Appraised Ob (B) Value (Bldg)	10,400			
												Appraised Land Value (Bldg)	0			
												Special Land Value	0			
												Total Appraised Parcel Value	622,600			
												Valuation Method	C			
												Total Appraised Parcel Value	622,600			

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-20-36	01-04-2021	880	Alt-Int work-Res	20,000		0		New kitchen cabinetry and tile	10-02-2023	AG	22		22	Change of Address	
201200230	02-14-2012	OT	Other	2,000	04-11-2012	100	06-30-2012	REPLC EXIST TRUSS BEAM	05-23-2023	TR	03		16	In Office Review	
201200323	01-23-2012	NW	New Windows	9,500		100		REMOV/REPLC SLIDERS &	05-11-2020	WD			FR	Field Review	
									05-07-2019	SR	02		03	Cycl Insp Comp	
									02-07-2012	TP	03		16	In Office Review	
									10-12-2006	NF	02		03	Cycl Insp Comp	

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	RB	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	B	Custom			
Stories	2.5	2 1/2 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	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	3	3 Full			
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Master Deed L	1511				
Bath Split	31	3 Full-1 Half			
Foundation	01	Poured Conc.			
AC Type Alt					
Sewer Occupan					

CONDO DATA			
Parcel Id	104266	C 0500	Owne 0.8
	YACHTSMAN	B 1	S 1
Adjust Type	Code	Description	Factor%
Condo Flr			100
Condo Unit	MKT0	MKT0	105

COST / MARKET VALUATION	
Building Value New	707,813
Year Built	1975
Effective Year Built	1997
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	83
Cns Sect Rcnld	587,500
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
BFA	Bsmt Fin-Avg	B	441	17.36	1999		83		0.00	6,400
WDC	Deck comp w	L	160	28.00	1997		56		0.00	3,300
WDC	Deck comp w	L	240	28.00	1997		56		0.00	4,100
BMT	Basement-Unfi	B	563	26.01	1999		83		0.00	15,200
FPLG	Gas Fireplace-	B	1	2500.00	1999		83		0.00	2,100
WDC	Deck comp w	L	120	28.00	1997		56		0.00	3,000
FOPC	Open Prch-roo	B	14	55.00	1999		83		0.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	647	647	647	521.98	337,724
BMT	Basement Area	0	564	0	0.00	0
FPC	Open Porch Conc. Floor	0	14	0	0.00	0
FUS	Upper Story	661	661	661	521.98	345,031
UAT	Attic, Unfinished	0	480	48	52.20	25,055
WDK	Wood Deck	0	520	0	0.00	0
Ttl Gross Liv / Lease Area		1,308	2,886	1,356		707,810

