

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
MORRISSEY,ROBERT F&LYNCH,MIC THE 25 COVE LANE REALTY TRUST I C/O MORRISSEY, HAWKINS & LYNC INTERNATIONAL PLACE BOSTON MA 02110		2	Above Street	6	Septic	1	Paved	7	Waterfront	Description	Code	Assessed	Assessed
				2	Public Water			1	Excel View	RESIDENTL	1010	2,047,100	2,047,100
<b>SUPPLEMENTAL DATA</b>										RES LAND	1010	4,941,800	4,941,800
Alt Prcl ID		Split Zonin		Plan Ref.		Land Ct#		15354-67					
BID Parcel		ResExpt Q		#SR		Life Estate		PP STATU					
#DL 1		LOT 54											
#DL 2													
GIS ID		F_951140_2688502		Assoc Pid#									
										Total		6,988,900	6,988,900

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)						
MORRISSEY,ROBERT F&LYNCH,MICHA		C218595	0	02-11-2019		U	I	5,650,000		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MORRISSEY, ROBERT & LYNCH, MICHA		C192777	0	10-27-2010		U	I	1		1F		2023	1010	1,605,900	2022	1010	1,485,600	2021	1010	1,195,100
CLEARY, JAMES F		C174729	0	10-15-2004		U	I	3,970,000		1A			1010	4,493,000		1010	4,161,500		1010	3,923,700
PERSSON, A T JR & HELEN K		C89367	0	08-15-1982		Q	V	345,000		U									1010	103,300
ALGER, JOHN R TR		C89055	0	07-15-1980		Q	V	115,000		U		Total		6,098,900	Total		5,647,100	Total		5,222,100

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
WF14				OSTVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,806,000
Appraised Xf (B) Value (Bldg)	137,800
Appraised Ob (B) Value (Bldg)	103,300
Appraised Land Value (Bldg)	4,941,800
Special Land Value	0
Total Appraised Parcel Value	6,988,900
Valuation Method	C
Total Appraised Parcel Value	6,988,900

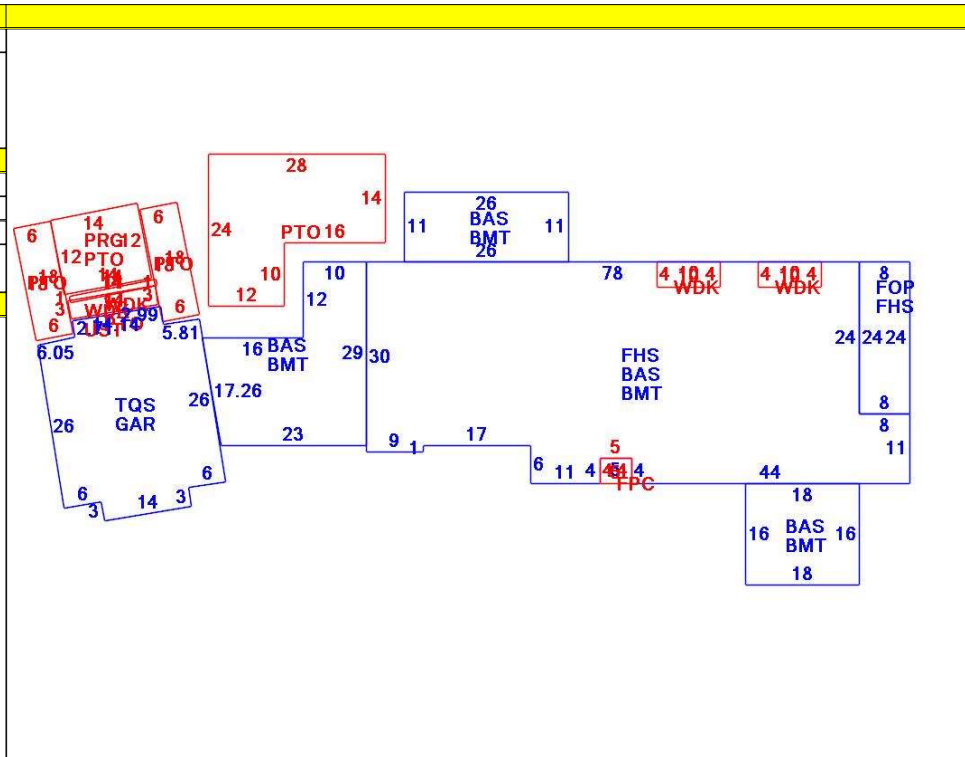
NOTES							

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
20-110	01-28-2020	880	Alt-Int work-Res	275,000	06-15-2020	100	06-30-2020	TO MAKE NON-STRUCTURA	06-15-2020	SR	01		02	Bldg Permit Completed
201303156	05-15-2013	PH	Pool Heater	0	04-01-2014	100	06-30-2014	POOL HTR	06-12-2020	WD			25	NO TRESPASSING
200905224	10-28-2009	RE	Remodel	58,260	06-30-2013	100	06-30-2013	WINE CELLAR, STORAGE IN	06-07-2016	SR	02		03	Cycl Insp Comp
200801600	11-16-2008	DK	Dock	10,000	10-30-2008	100	06-30-2009	MUNIS HAS EXPIRED-100%	04-01-2014	RB	03		16	In Office Review
82412	02-25-2005	RE	Remodel	28,736	06-30-2012	100	06-30-2012	2 DORMS,PLAYRM	01-18-2013	DR	03		16	In Office Review
B26835	08-01-1984	SP	Swimming Pool	0	01-15-1986	100	06-30-1986	OS POOL	01-17-2013	RB	03		02	Bldg Permit Completed
B25635	10-01-1983	DW	Dwelling	435,000	01-15-1985	100	06-30-1985	OS DWELL	08-14-2012	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	3	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	WF14	28.000		1.0000	4,937,632	4,937,600
1	1010	Single Fam M-0	RF-1	3	0.010	AC	14,880.00	1.00000	1.0000	0	1.00	WF14	28.000		1.0000	416,640	4,200
Total Card Land Units					1.01	AC	Parcel Total Land Area					1.01	Total Land Value				4,941,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	Modern/Contemp			
Model	01	Residential			
Grade:	A	Luxury			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	11	Clapboard			
Exterior Wall 2	19	Brick Veneer			
Roof Structure	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2	04	Plywood Panel			
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	5				
Half Baths	2				
Extra Fixtures					
Total Rooms	11				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	52	5 Full-2 Half			

CONDO DATA			
Parcel Id	C	B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
Owne 0.0			
Building Value New 2,052,218			
Year Built 1984			
Effective Year Built 2003			
Depreciation Code G			
Remodel Rating			
Year Remodeled			
Depreciation % 12			
Functional Obsol 0			
External Obsol 0			
Trend Factor 1			
Condition			
Condition %			
Percent Good 88			
RCNLD 1,806,000			
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
FPL2	Fireplace 1.5 s	B	2	6000.00	2005		88		0.00	10,600
SPL3	Pool Gunite	L	540	75.00	1984		30	00	1.00	13,400
DKLT	Dock-Light	L	1	60000.00	2008		78		0.00	46,800
PATC	Conc Pavers	L	910	15.46	1999		80		0.00	10,200
FOP	Open Porch-ro	B	212	55.00	2005		88		0.00	8,200
GAR	Attached Gara	B	761	40.00	2005		88		0.00	22,000
UST	Utility Storage-	B	44	17.11	2005		88		0.00	700
BMT	Basement-Unfi	B	3,786	26.01	2005		88		0.00	68,400
PATC	Conc Pavers	L	781	15.46	1984		65		0.00	7,300
STRS	Stairs to Water	L	42	122.52	2008		78	C	1.00	4,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,762	3,762	3,762	361.12	1,358,518
BMT	Basement Area	0	3,762	0	0.00	0
FHS	Half Story	1,422	2,843	1,422	180.62	513,507
FOP	Open Porch	0	192	0	0.00	0
FPC	Open Porch Conc. Floor	0	20	0	0.00	0
GAR	Attached Garage	0	761	0	0.00	0
PRG	Pergola	0	168	0	0.00	0
PTO	Patio	0	910	0	0.00	0
TQS	Three Quarter Story	495	761	495	234.89	178,752
UST	Utility Enclosure	0	42	0	0.00	0
Ttl Gross Liv / Lease Area		5,679	13,357	5,679		2,050,777



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					Public Water				Excel View															
SUPPLEMENTAL DATA										Total				6,988,900		6,988,900								
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<b>CONDO DATA</b>						<b>CONDO DATA</b>					
Parcel Id				C		Owne		0.0			
Adjust Type		Code		Description		Factor%					
Condo Flr											
Condo Unit											
<b>COST / MARKET VALUATION</b>						<b>COST / MARKET VALUATION</b>					
Building Value New											
Year Built											
Effective Year Built											
Depreciation Code											
Remodel Rating											
Year Remodeled											
Depreciation %											
Functional Obsol											
External Obsol											
Trend Factor											
Condition											
Condition %											
Percent Good											
RCNLD											
Dep % Ovr											
Dep Ovr Comment											
Misc Imp Ovr											
Misc Imp Ovr Comment											
Cost to Cure Ovr											
Cost to Cure Ovr Comment											
<b>OB - OUTBUILDING &amp; YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)</b>											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
BFA3	Bsmt Fin-Exc-	B	500	63.36	2005		88		0.00	27,900	
SPH2	Pool Heater 50	L	1	3081.00	2013		88		0.00	2,700	
GEN	Emergency Ge	L	1	5550.00	1997		56		0.00	3,100	
PRG1	Pergola-Avg	L	168	18.00	2019		100	C	1.00	3,000	
JCZ1	Jacuzzi Outsid	L	1	9822.00	2019		100		0.00	9,800	
FPIT	Fire Pit	L	1	3010.00	2019		100	C	1.00	3,000	
<b>BUILDING SUB-AREA SUMMARY SECTION</b>											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
WDK	Wood Deck	0	136	0	0.00	0					
Ttl Gross Liv / Lease Area											