

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
RIZZITANO, CARRIE ANN 1375 OLD POST ROAD		2 Above Street	2 Public Water			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 431,600 156,200	Assessed 431,600 156,200
			4 Gas	1 Paved					
			6 Septic						
MARSTONS MIL MA 02648		SUPPLEMENTAL DATA							
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 18 #DL 2		Plan Ref. 272/29-30 Land Ct# #SR Life Estate PP STATU					
		GIS ID F_951700_2697334		Assoc Pid#					
						Total		587,800	587,800

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
RIZZITANO, CARRIE ANN		32619 0151	01-13-2020	U	I	392,000	1	Year	Code	Assessed	Year	Code	Assessed
CURELLI, RUDOLPH A ESTATE OF		32619 0147	11-10-2018	U	I	0	1F	2023	1010	382,000	2022	1010	319,700
CURELLI, RUDOLPH A		19666 0327	03-30-2005	U	I	1	1A		1010	142,000		1010	105,200
CURELLI, RUDOLPH A & NAHILL, KAREN		8734 0260	08-15-1993	U	V	1	F					1010	3,600
CURELLI, RUDOLPH A		8301 0273	11-15-1992	Q	V	43,000	U	Total		524,000	Total		424,900
								Total			Total		379,800

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int				
2022	5C	RESIDENTIAL EXEMPTION	0.00										
Total			0.00										

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0105			MARSTM					
NOTES				Appraised Bldg. Value (Card)	391,600			
				Appraised Xf (B) Value (Bldg)	36,400			
				Appraised Ob (B) Value (Bldg)	3,600			
				Appraised Land Value (Bldg)	156,200			
				Special Land Value	0			
				Total Appraised Parcel Value	587,800			
				Valuation Method	C			
				Total Appraised Parcel Value	587,800			

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
20-2053	07-31-2020	822	Insulation	5,065	09-23-2020	100	06-30-2021	Insulation	01-20-2022	AS	03		16	In Office Review
20-336	02-07-2020	834	Sheet Metal	11,500	09-23-2020	100	06-30-2021	sheet metal Install a Bryant 60,	09-23-2020	SR	02		02	Bldg Permit Completed
20-220	01-29-2020	804	Addn Alt-Res	32,000	09-23-2020	100	06-30-2021	Remodel Kitchen & master Bat	06-01-2020	DM			FR	Field Review
6091	06-01-1995	AD	Addition	3,000	01-15-1996	100	01-01-1997	MM ALTER	05-16-2019	SR	02		03	Cycl Insp Comp
B35614	01-01-1993	DW	Dwelling	90,000	01-15-1994	100	12-31-1994	MM 11/2 S	08-06-2014	JR	03		16	In Office Review
									09-29-2005	PT	02		01	Meas/Est
									03-31-1999	FS	01		00	Meas/Listed-Interior Acces

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	3	0.470 AC	176,344.00	1.88432	1.0000	5	1.00	0105	1.000		1.0000	332,285	156,200
Total Card Land Units					0.47	AC	Parcel Total Land Area					0.47	Total Land Value			156,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	11	Bowstring Trus			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION		
Building Value New		430,297
Year Built		1993
Effective Year Built		2007
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		9
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		91
RCNLD		391,600
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2009		91		0.00	5,500
WDC	Wood Decking	L	180	20.00	2002		66		0.00	3,000
BMT	Basement-Unfi	B	1,136	26.01	2009		91		0.00	26,300
FPL1	Fireplace 1 sto	B	1	5000.00	2009		91		0.00	4,600
SHED	Shed	L	64	18.00	1994		50		0.00	600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,136	1,136	1,136	261.42	296,973
BMT	Basement Area	0	1,136	0	0.00	0
TQS	Three Quarter Story	510	784	510	170.06	133,324
WDK	Wood Deck	0	180	0	0.00	0
Ttl Gross Liv / Lease Area		1,646	3,236	1,646		430,297

