

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
FONTANA, PHILLIP S & JANE M  65 TUPELO ROAD  MARSTONS MIL MA 02648		1 Level	2 Public Water			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 630,100 203,000	Assessed 630,100 203,000
			4 Gas	1 Paved					
			6 Septic						
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 7 #DL 2 GIS ID F_950529_2696874			Plan Ref. Land Ct# 39614-B #SR Life Estate PP STATU D:Deleted Assoc Pid#			Total 833,100 833,100			

801  
 FY2024  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
FONTANA, PHILLIP S & JANE M		C212578	0	04-13-2017	Q	I	525,000	00	Year	Code	Assessed	Year	Code	Assessed		
SULLIVAN, RICHARD J TR		D109990	0	10-20-2008	U	I	0	1	2023	1010	536,600	2022	1010	437,600		
SULLIVAN, RICHARD J & PATRICIA L TR		C158765	0	08-22-2000	U	I	1	1A		1010	200,600		1010	142,700		
SULLIVAN, RICHARD J JR ETALS		C131828	0	10-15-1993	U	V	67,500	P					1010	4,200		
CALLAHAN, JOHN R TRS &		C120589	0	05-15-1990	U	V	64,000	L	Total		737,200	Total		580,300	Total	543,400

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2023	5C	RESIDENTIAL EXEMPTION						
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			MARSTM

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	577,600
Appraised Xf (B) Value (Bldg)	48,300
Appraised Ob (B) Value (Bldg)	4,200
Appraised Land Value (Bldg)	203,000
Special Land Value	0
Total Appraised Parcel Value	833,100
Valuation Method	C
Total Appraised Parcel Value	833,100

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
17-2169	09-11-2020	835	Sid/Wind/Roof/	12,300		100		Replace Roof	01-12-2023	JO			16	In Office Review
19-663	03-06-2019	822	Insulation	2,917	06-30-2019	100	06-30-2019	Rigid board & Air Sealing	07-14-2020	CK	22		22	Change of Address
17-1955	06-27-2017	822	Insulation	3,413	06-30-2017	100	06-30-2017	Weatherization & air sealing	06-01-2020	DM				Field Review
21081	02-11-1997	AD	Addition	44,100	11-25-1997	100	01-01-1998		08-25-2017	MD	22			Change of Address
B36402	12-01-1993	DW	Dwelling	140,000	01-15-1995	100	06-30-1995	MM 2 STOR	02-25-2015	SR	02		03	Cycl Insp Comp
									10-03-2005	PT	02		01	Meas/Est
									04-06-1999	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	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0106	1.150		1.0000	202,795.6	202,800	
1	1010	Single Fam M-0	RF	3	0.010	AC 14,250.00	1.00000	1.0000	0	1.00	0106	1.150		1.0000	16,387.5	200	
Total Card Land Units					1.01	AC	Parcel Total Land Area					1.01	Total Land Value			203,000	

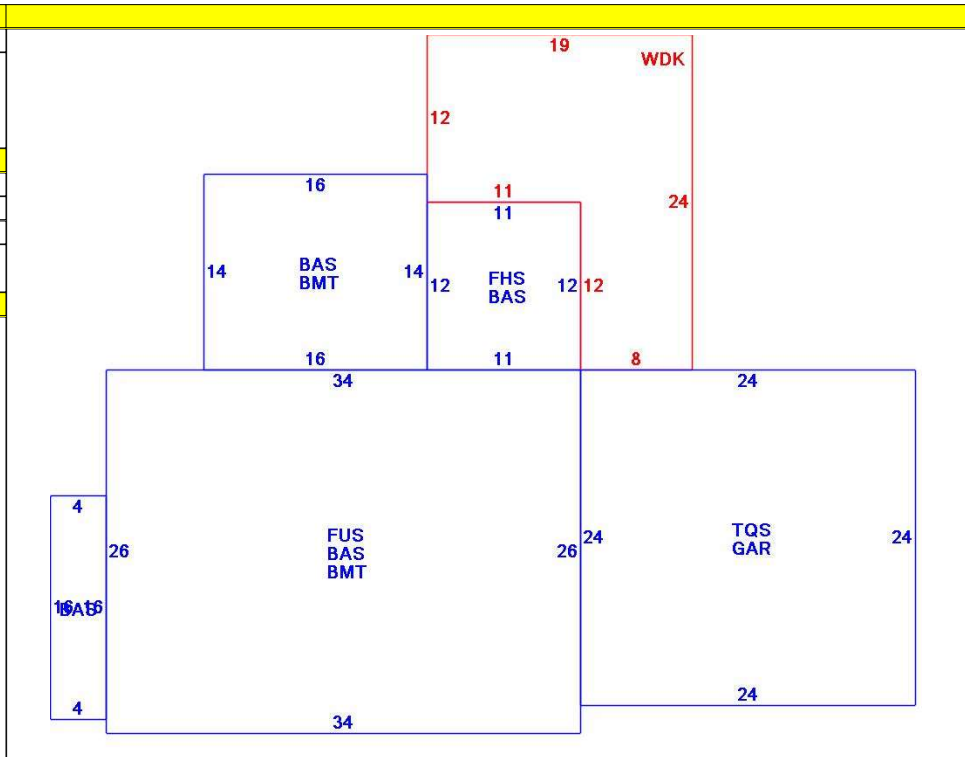
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style	02	Average			
Kitchen Style	02	Modernized			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 Full-0 Half			

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

COST / MARKET VALUATION		
Building Value New		656,385
Year Built		1994
Effective Year Built		2003
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %	12	
Functional Obsol	0	
External Obsol	0	
Trend Factor	1	
Condition		
Condition %		
Percent Good	88	
RCNLD	577,600	
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	2005		88		0.00	5,300
WDC	Wood Decking	L	324	20.00	2002		66		0.00	4,200
GAR	Attached Gara	B	576	40.00	2005		88		0.00	18,000
BMT	Basement-Unfi	B	1,108	26.01	2005		88		0.00	25,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,304	1,304	1,304	249.77	325,695
BMT	Basement Area	0	1,108	0	0.00	0
FHS	Half Story	66	132	66	124.88	16,485
FUS	Upper Story	884	884	884	249.77	220,793
GAR	Attached Garage	0	576	0	0.00	0
TQS	Three Quarter Story	374	576	374	162.17	93,412
WDK	Wood Deck	0	324	0	0.00	0
Ttl Gross Liv / Lease Area		2,628	4,904	2,628		656,385

