

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BREWER, SEAN W & CATHERINE L  98 MOCKINGBIRD LN  MARSTONS MIL MA 02648		2 Above Street	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	349,600	349,600
			6 Septic			RES LAND	1010	155,900	155,900
<b>SUPPLEMENTAL DATA</b>						Total			
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 107 #DL 2 GIS ID F_942729_2705943		Plan Ref. 284/91 Land Ct# #SR Life Estate PP STATU Assoc Pid#				505,500	505,500

801  
 FY2024  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BREWER, SEAN W & CATHERINE L		13941 0017	06-15-2001	Q	I	225,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
VARJIAN, GREGORY C & KATHRYN		9681 0219	05-25-1995	Q	I	117,000	00	2023	1010	310,400	2022	1010	261,000	2021	1010	222,800
MOHLER-FARIA, DANAA		4155 0311	06-25-1984	U	V	0	1A		1010	141,700		1010	105,000		1010	105,000
MOHLER-FARIA, DANAA & KATHY LYNN		4088 0114	04-30-1984	U	V	12,500	1								1010	3,000
MCARDLE, BRIDGET F & OBRIEN, STEP		3842 0223	08-18-1983	Q	V	9,900	U	Total		452,100	Total		366,000	Total		330,800

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2024	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			MARSTM

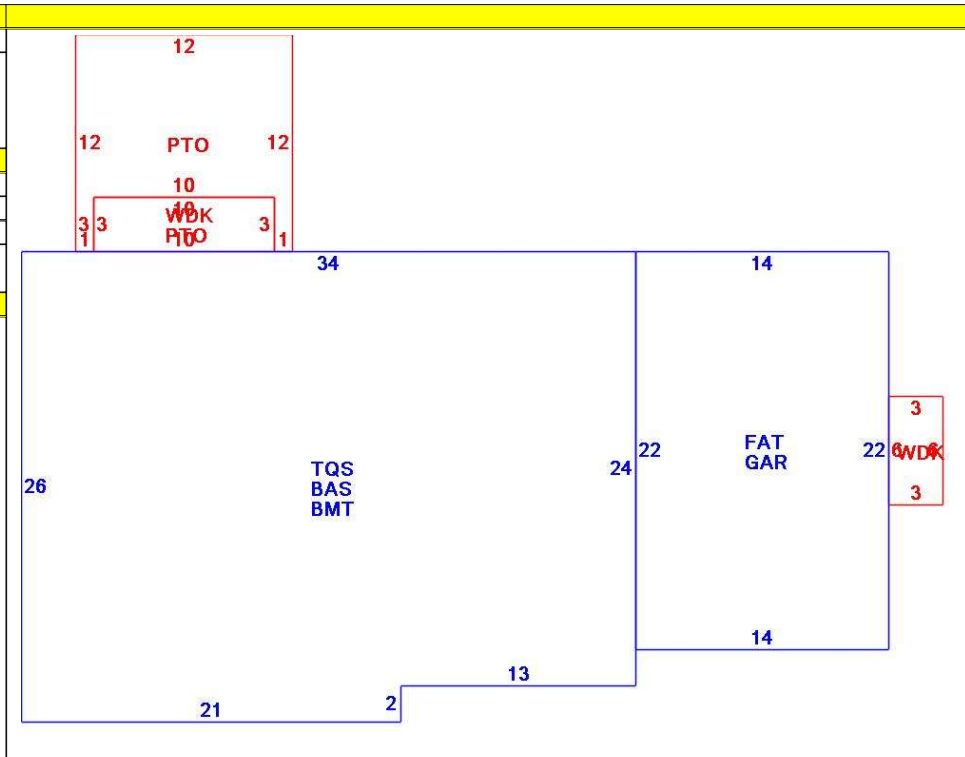
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	310,200
Appraised Xf (B) Value (Bldg)	36,400
Appraised Ob (B) Value (Bldg)	3,000
Appraised Land Value (Bldg)	155,900
Special Land Value	0
Total Appraised Parcel Value	505,500
Valuation Method	C
Total Appraised Parcel Value	505,500

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
BLDR-22-23	04-04-2022	804	Addn Alt-Res	15,526		100		INSTALL REPLACEMENT TU	07-28-2023	JO	03		16	In Office Review
20-1531	06-18-2020	822	Insulation	3,800		100		Insulation/Weatherization	05-20-2020	LS			FR	Field Review
201504873	08-04-2015	PV	Solar PV Syste	17,000	10-07-2015	100	06-30-2015	INSTALL SOLAR PANELS ON	12-08-2015	SR	01		02	Bldg Permit Completed
B26771	08-01-1984	DW	Dwelling	0	03-15-1985	100	03-15-1985	MM 1 STOR	12-08-2014	SR	02		03	Cycl Insp Comp
									09-18-2014	SR	01		03	Cycl Insp Comp
									03-14-2014	JR	03		16	In Office Review
									02-07-2005	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	3	0.460 AC	176,344.00	1.92125	1.0000	5	1.00	0105	1.000		1.0000	338,809.7	155,900	
Total Card Land Units					0.46 AC	Parcel Total Land Area					0.46	Total Land Value					155,900

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	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	09	Pine/Soft Wood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			<b>CONDO DATA</b>		
Parcel Id			C	Ownr	0.0
Adjust Type		Code	Description	Factor%	
Condo Flr					
Condo Unit					
			<b>COST / MARKET VALUATION</b>		
Building Value New				369,301	
Year Built				1984	
Effective Year Built				1998	
Depreciation Code				A	
Remodel Rating					
Year Remodeled					
Depreciation %				16	
Functional Obsol				0	
External Obsol				0	
Trend Factor				1	
Condition					
Condition %					
Percent Good				84	
RCNLD				310,200	
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	2000		84		0.00	5,000
PAT2	Patio-Good	L	144	9.94	1999		80		0.00	1,300
GAR	Attached Gara	B	308	40.00	2000		84		0.00	11,400
BMT	Basement-Unfi	B	858	26.01	2000		84		0.00	20,000
WDC	Wood Decking	L	48	20.00	2000		62		0.00	1,700
SOL1	Solar PV Pane	B	27	860.00	2000		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	858	858	858	252.60	216,731
BMT	Basement Area	0	858	0	0.00	0
FAT	Attic, Finished	46	308	46	37.73	11,620
GAR	Attached Garage	0	308	0	0.00	0
PTO	Patio	0	144	0	0.00	0
TQS	Three Quarter Story	558	858	558	164.28	140,951
WDK	Wood Deck	0	48	0	0.00	0
Ttl Gross Liv / Lease Area		1,462	3,382	1,462		369,302

