

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
GILL, MICHAEL J TR 72 & 52 NORTH BAY REALTY TRUST 776 MAIN STREET		1	Level	2	Public Water	1	Paved	7	Waterfront	Description	Code	Assessed	Assessed
				6	Septic			1	Excel View	RESIDNTL	1010	2,798,700	2,798,700
HYANNIS MA 02601		SUPPLEMENTAL DATA								RES LAND	1010	4,985,500	4,985,500
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 58 #DL 2 GIS ID F_954293_2690109				Plan Ref. Land Ct# 15354-69 #SR Life Estate PP STATU Assoc Pid#				Total		7,784,200	7,784,200

801
FY2024
BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)								
72-52 NORTH BAY LLC		C232941	0	05-18-2023		U	I			1		1V		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
GILL, MICHAEL J TR		C227629	0	09-22-2021		U	I			5,000,000		1V		2023	1010	826,700	2022	1010	477,700	2021	1010	410,800
EMERALD DEVELOPMENT CORPORATI		C226987	0	07-20-2021		U	I			3,500,000		1			1010	4,536,700		1010	4,216,200		1010	3,975,200
BART & MARY TOMLINSON RE TR ESTA		D135077	0	11-24-2017		U	I			0		1F									1010	4,400
TOMLINSON, BARTON TR		#D11217	0	08-19-2009		U	I			0		1		Total		5,363,400	Total		4,693,900	Total		4,390,400

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

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ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
WF14			OSTVIL

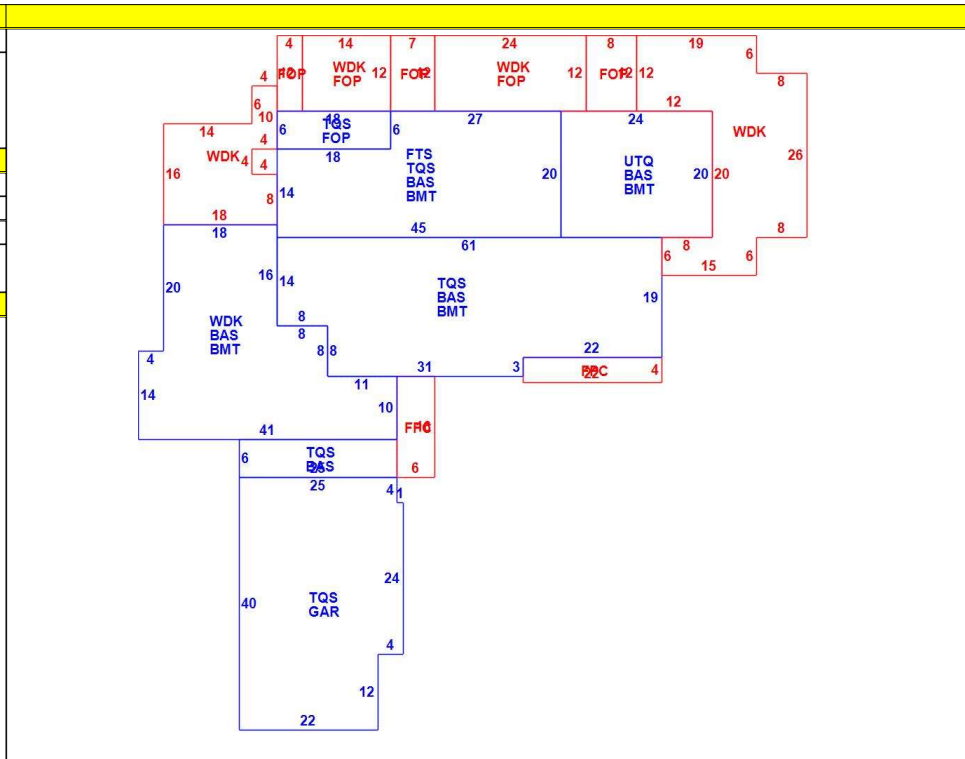
NOTES			

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			2,409,200
Appraised Xf (B) Value (Bldg)			137,700
Appraised Ob (B) Value (Bldg)			251,800
Appraised Land Value (Bldg)			4,985,500
Special Land Value			0
Total Appraised Parcel Value			7,784,200
Valuation Method			C
Total Appraised Parcel Value			7,784,200

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-22-14	12-05-2022	882	Detached Acce	100,000	06-30-2023	100	06-30-2023	To construct a cabana with half	05-08-2023	SR	01		02	Bldg Permit Completed
SM-22-105	10-18-2022	834	Sheet Metal	15,000	06-30-2023	100	06-30-2023	New HVAC Ducting	05-12-2022	SR	01		13	CALL BACK
BLDR-22-11	10-12-2022	830	Pool - Inground	90,000	06-30-2023	100	06-30-2023	Installation of inground 18 x 36						
BLDR-21-74	07-12-2021	824	New Cons1-2fa	1,000,000	06-30-2023	100	06-30-2023	Tear down existing structure a						
BLDR-21-77	07-06-2021	810	Demolition	20,000	05-12-2022	100	06-30-2022	Tear down existing structure						
B26400	05-02-1984	DW	Dwelling	150,000	06-15-1985	100	12-31-1985	OS DWELL.						
B26400A	05-01-1984	DW	Dwelling	0	01-15-1986	100	12-31-1986	OS 11/2 S						

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	PRICED W/072-030	1.0000	4,937,632
1	1010	Single Fam M-0	RF-1	3	0.120	AC	14,250.00	1.00000	1.0000	0	1.00	WF14	28.000		1.0000	399,000
Total Card Land Units					1.12	AC	Parcel Total Land Area					1.12	Total Land Value			4,985,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	63	Gambrel			
Model	01	Residential			
Grade:	A	Luxury			
Stories	2.15	2 Stories w/FA			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	07	Gambrel			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	08	Propane			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	05	5 Bedrooms			
Full Baths	5				
Half Baths	1				
Extra Fixtures					
Total Rooms	11	11 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	51	5 Full-1 Half			
			CONDO DATA		
			Parcel Id	C	Ownr 0.0
			Adjust Type	Code	Description Factor%
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		2,409,224
			Year Built		2022
			Effective Year Built		2019
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		0
			Depreciation %		
			Functional Obsol		
			External Obsol		
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		100
			RCNLD		2,409,200
			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
BMT	Basement-Unfi	B	3,406	26.01	2022		100		0.00	70,300
GAR	Attached Gara	B	988	40.00	2022		100		0.00	30,700
FOP	Open Porch-ro	B	792	55.00	2022		100		0.00	29,500
FOPC	Open Prch-roo	B	184	55.00	2022		100		0.00	7,200
WDC	Deck comp w	L	2,340	28.00	2022		100		0.00	57,000
SPL3	Pool Gunite	L	648	75.00	2023		100	C	1.00	51,000
PATF	Flagstone Pav	L	1,597	30.00	2023		100		0.00	40,300
PRG1	Pergola-Avg	L	140	18.00	2023		100	C	1.00	2,500
SPH2	Pool Heater 50	L	1	3081.00	2023		100		0.00	3,100
SPC1	Pool Cover-Au	L	648	17.53	2023		100		0.00	11,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,556	3,556	3,556	359.53	1,278,496
BMT	Basement Area	0	3,406	0	0.00	0
FOP	Open Porch	0	792	0	0.00	0
FPC	Open Porch Conc. Floor	0	184	0	0.00	0
FTS	Finished Third Story	792	792	792	359.53	284,749
GAR	Attached Garage	0	988	0	0.00	0
TQS	Three Quarter Story	2,113	3,250	2,113	233.75	759,691
UTQ	Unfinished Three-quarter story	0	480	240	179.77	86,288
WDK	Wood Deck	0	2,340	0	0.00	0
Ttl Gross Liv / Lease Area		6,461	15,788	6,701		2,409,224



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