

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
BRANDES, PAUL S & JULIE P TRS PAUL S BRANDES 2012 QPRT 265 MILBANK AVENUE GREENWICH CT 06830		1 Level	6 Septic	1 Paved	7 Waterfront	Description		Code		Assessed		Assessed	
			5 Well		1 Excel View	RESIDENTL		1090		4,850,800		4,850,800	
		RES LAND						1090		5,142,700		5,142,700	
SUPPLEMENTAL DATA													
Alt Prcl ID				Plan Ref.									
Split Zonin				Land Ct# 15354-131 (SH 2)									
BID Parcel				#SR									
ResExpt Q				Life Estate									
#DL 1 LOTS 214 & 215 & 268				PP STATU									
#DL 2													
GIS ID F_954360_2689059				Assoc Pid#									
Total										9,993,500		9,993,500	

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)							
BRANDES, PAUL S & JULIE P TRS		C201552	0	09-26-2013		U	I	1		1F		Year	Code	Assessed	Year	Code	Assessed				
BRANDES, PAUL & JULIE		C179265	0	02-13-2006		U	I	7,125,000		1		2023	1090	4,268,600	2022	1090	3,562,500				
CALLAHAN, WILLIAM F III & SUSAN		C150215	0	09-23-1998		U	V	1,385,000		1			1090	4,709,900		1090	3,454,800				
RYAN, THOMAS F JR & KATHERINE E		C145699	0	09-03-1997		Q	V	2,200,000		1						1090	250,600				
MELLON, PAUL		C145698	0	09-03-1997		U	V	1		1A											
Total												8,978,500		Total		7,017,300		Total		6,564,200	

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B	Tracing	Batch							
WF11				OSTVIL							
NOTES				Appraised Bldg. Value (Card)				4,424,300			
				Appraised Xf (B) Value (Bldg)				175,900			
				Appraised Ob (B) Value (Bldg)				250,600			
				Appraised Land Value (Bldg)				5,142,700			
				Special Land Value				0			
				Total Appraised Parcel Value				9,993,500			
				Valuation Method				C			
				Total Appraised Parcel Value				9,993,500			

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-21-20	03-03-2021	880	Alt-Int work-Res	150,000	06-30-2021	100	06-30-2021	Cosmetic remodel to four bath	06-12-2020	WD			25	NO TRESPASSING
201205182	10-23-2012	DW	Dwelling	498,000	06-02-2015	100	06-30-2015	2 STORY GUEST HSE-2 BDR	04-17-2018	MD	22		22	Change of Address
200707644	11-30-2007	GN	Generator	0	05-04-2012	100	06-30-2012	GENERATOR	08-08-2017	MS	02		14	Cyclical Inspection
200700036	12-08-2006	AD	Addition	100,000	07-13-2007	100	06-30-2008	100% COMP-MUNIS HAS EX	11-12-2015	AL	22		22	Change of Address
58167	01-02-2002	SP	Swimming Pool	30,000	04-15-2003	100	01-01-2003		06-22-2015	SR	01		02	Bldg Permit Completed
54765	07-25-2001	DK	Dock	16,000	01-30-2005	100	01-01-2002		05-04-2012	RB	03		16	In Office Review
49881	10-24-2000	DW	Dwelling	984,500	05-01-2001	100	01-01-2004		05-01-2012	TP	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	1090	Multi Hses M-01	RF-1	3	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	WF11	27.000	Esmt over 072-038-001 for d	1.0000	4,761,288	4,761,300
1	1090	Multi Hses M-01	RF-1	3	0.210	AC	2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000	WETLAND	1.0000	2,375	500
Total Card Land Units					1.21	AC	Parcel Total Land Area					2.20	Total Land Value				4,761,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	X	Exceptional			
Stories	2.15	2 Stories w/FA			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
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	6				
Half Baths	1				
Extra Fixtures					
Total Rooms	11	11 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105	2				
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	61	6 Full-1 Half			

CONDO DATA

Parcel Id		C		Owne	0.0
Adjust Type	Code	Description	Factor%		
Condo Fir					
Condo Unit					

COST / MARKET VALUATION

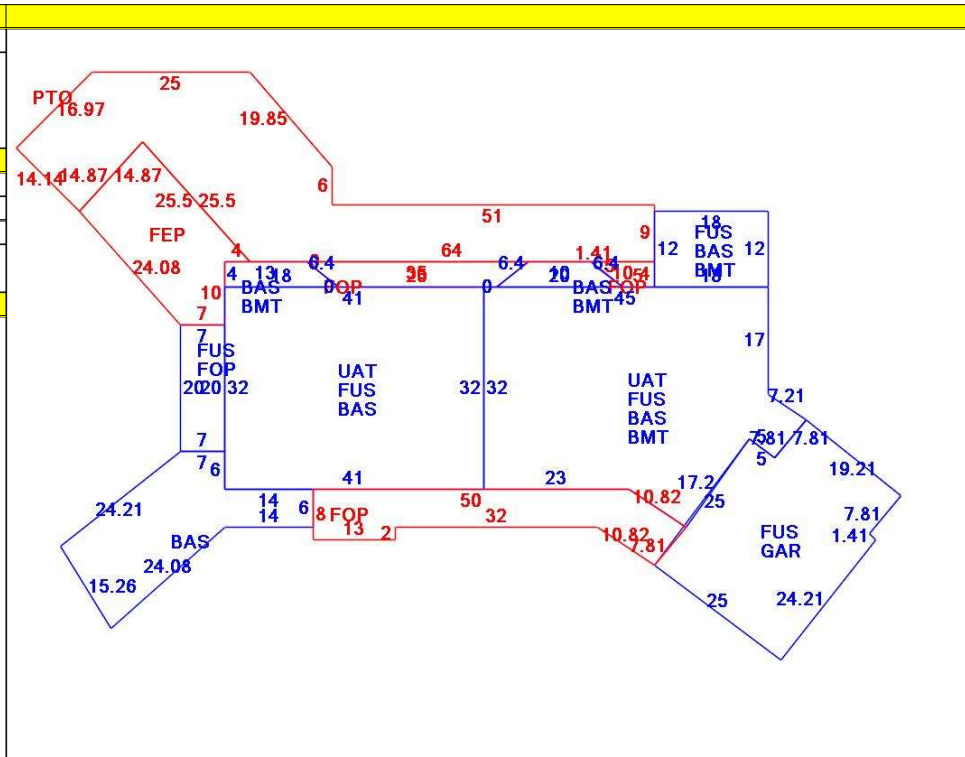
Building Value New	3,697,917
Year Built	2001
Effective Year Built	2006
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	10
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	90
RCNLD	3,328,100
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr 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
DKAV	Dock-Ave	L	1	100000.0	1999		60		0.00	60,000
FPLG	Gas Fireplace	B	3	2500.00	2008		90		0.00	6,800
FPO	Ext FP Openin	B	2	2000.00	2008		90		0.00	3,600
SPL3	Pool Gunite	L	800	75.00	2002		66	00	1.00	39,600
PATC	Conc Pavers	L	1,363	15.46	2006		87		0.00	15,800
FOP	Open Porch-ro	B	685	55.00	2008		90		0.00	23,300
GAR	Attached Gara	B	774	40.00	2008		90		0.00	22,800
BMT	Basement-Unfi	B	1,807	26.01	2008		90		0.00	37,000
FOPC	Open Prch-roo	B	234	55.00	2008		90		0.00	8,200
PATC	Conc Pavers	L	1,754	15.46	2002		83		0.00	18,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,593	3,593	3,593	475.07	1,706,914
BMT	Basement Area	0	1,807	0	0.00	0
FEP	Enclosed Porch	0	383	0	0.00	0
FOP	Open Porch	0	686	0	0.00	0
FUS	Upper Story	3,913	3,913	3,913	475.07	1,858,935
GAR	Attached Garage	0	776	0	0.00	0
PTO	Patio	0	1,363	0	0.00	0
UAT	Attic, Unfinished	0	2,781	278	47.49	132,068
Ttl Gross Liv / Lease Area		7,506	15,302	7,784		3,697,917



CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA								
BRANDES, PAUL S & JULIE P TRS PAUL S BRANDES 2012 QPRT 265 MILBANK AVENUE GREENWICH CT 06830		1 Level	6 Septic	1 Paved	7 Waterfront	1 Excel View	Description	Code	Assessed	Assessed												
										RESIDNTL	1090	4,850,800	4,850,800									
										RES LAND	1090	5,142,700	5,142,700									
SUPPLEMENTAL DATA																						
Alt Prcl ID				Plan Ref.		Land Ct# 15354-131 (SH 2)																
Split Zonin				#SR		Life Estate																
ResExpt Q				PP STATU		Assoc Pid#																
#DL 1 LOTS 214 & 215 & 268																						
#DL 2																						
GIS ID F_954360_2689059										Total		9,993,500	9,993,500									
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)								
														Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
														2023	1090	4,268,600	2022	1090	3,562,500	2021	1090	2,858,800
															1090	4,709,900		1090	3,454,800		1090	3,454,800
																					1090	250,600
														Total		8,978,500	Total		7,017,300	Total		6,564,200
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor														
Year	Code	Description		Amount		Code	Description	Number	Amount	Comm Int												
		Total																				
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY										
Nbhd		Nbhd Name		B		Tracing		Batch						Appraised Bldg. Value (Card)				4,424,300				
WF11								OSTVIL						Appraised Xf (B) Value (Bldg)				175,900				
												Appraised Ob (B) Value (Bldg)				250,600						
												Appraised Land Value (Bldg)				5,142,700						
												Special Land Value				0						
												Total Appraised Parcel Value				9,993,500						
												Valuation Method				C						
												Total Appraised Parcel Value				9,993,500						
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						
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						
Total Card Land Units					Parcel Total Land Area					Total Land Value												

VISION

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	04	Cape Cod									
Model	01	Residential									
Grade:	X	Exceptional									
Stories	2.15	2 Stories w/FA									
Exterior Wall 1	14	Wood Shingle				CONDO DATA					
Exterior Wall 2						Parcel Id		C		Owne	0.0
Roof Structure	03	Gable/Hip						B		S	
Roof Cover	10	Wood Shingle				Adjust Type	Code	Description	Factor%		
Interior Wall 1	03	Plastered				Condo Flr					
Interior Wall 2						Condo Unit					
Interior Floor 1	12	Hardwood				COST / MARKET VALUATION					
Interior Floor 2						Building Value New					
Heat Fuel	08	Propane				Year Built					
Heat Type	04	Hot Air				Effective Year Built					
AC Type	03	Central				Depreciation Code					
Bedrooms	05	5 Bedrooms				Remodel Rating					
Full Baths	6					Year Remodeled					
Half Baths	1					Depreciation %					
Extra Fixtures						Functional Obsol					
Total Rooms	11	11 Rooms				External Obsol					
Bath Style						Trend Factor					
Kitchen Style						Condition					
Occupancy						Condition %					
Usrflr 105	2					Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	01	Poured Conc.				Dep % Ovr					
Rms Prts						Dep Ovr Comment					
Bath Split	61	6 Full-1 Half				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	
GEN2	Commercial G	L	1	61500.00	2007		76		0.00	46,700	
TEN	Tennis Court 7	L	7,200	6.84	2001		64	C	1.00	31,500	
SPH3	Pool Heater 80	L	1	4116.00	2002		66		0.00	2,700	
FEP	Enclosed porc	B	382	70.00	2008		90		0.00	18,400	
FNC5	FENCE-10'CH	L	260	34.35	2001		64		0.00	5,700	
FNP2	FENCE WOO	L	32	23.08	2001		64	C	1.00	500	
FNG1	Gate 4'hx3'w	L	2	301.53	2001		64	C	1.00	400	
FNP2	FENCE WOO	L	282	23.08	2002		66	C	1.00	4,300	
FNG1	Gate 4'hx3'w	L	2	301.53	2002		66	C	1.00	400	
FPL3	Fireplace 2 sto	B	1	7000.00	2008		90		0.00	6,300	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
BRANDES, PAUL S & JULIE P TRS PAUL S BRANDES 2012 QPRT 265 MILBANK AVENUE GREENWICH CT 06830		1 Level	6 Septic	1 Paved	7 Waterfront	Description	Code	Assessed	Assessed	
			5 Well		1 Excel View	RESIDNTL	1090	4,850,800	4,850,800	
SUPPLEMENTAL DATA						RES LAND	1090	5,142,700	5,142,700	
Alt Prcl ID		Split Zonin		Plan Ref.						
BID Parcel		ResExpt Q		Land Ct# 15354-131 (SH 2)						
#DL 1		LOTS 214 & 215 & 268		#SR						
#DL 2				Life Estate						
GIS ID		F_954360_2689059		PP STATU						
				Assoc Pid#						
						Total		9,993,500	9,993,500	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
								Year	Code	Assessed	Year	Code	Assessed	
								2023	1090	4,268,600	2022	1090	3,562,500	
									1090	4,709,900		1090	3,454,800	
											2021	1090	2,858,800	
												1090	3,454,800	
												1090	250,600	
						Total		8,978,500		Total		7,017,300	Total	6,564,200

EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
Total												

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch				Appraised Bldg. Value (Card)	4,424,300
WF11				OSTVIL				Appraised Xf (B) Value (Bldg)	175,900
							Appraised Ob (B) Value (Bldg)	250,600	
							Appraised Land Value (Bldg)	5,142,700	
							Special Land Value	0	
							Total Appraised Parcel Value	9,993,500	
							Valuation Method	C	
							Total Appraised Parcel Value	9,993,500	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result

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

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
Total Card Land Units					Parcel Total Land Area					Total Land Value						

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
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Exterior Wall 2						Parcel Id		C		Owne	0.0
Roof Structure	03	Gable/Hip						B		S	
Roof Cover	10	Wood Shingle				Adjust Type	Code	Description		Factor%	
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Interior Wall 2						Condo Unit					
Interior Floor 1	12	Hardwood				COST / MARKET VALUATION					
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Heat Fuel	08	Propane				Year Built					
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Extra Fixtures						Functional Obsol					
Total Rooms	11	11 Rooms				External Obsol					
Bath Style						Trend Factor					
Kitchen Style						Condition					
Occupancy						Condition %					
Usrflid 105	2					Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	01	Poured Conc.				Dep % Ovr					
Rms Prts						Dep Ovr Comment					
Bath Split	61	6 Full-1 Half				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	2008		90		0.00	5,400	
PRG1	Pergola-Avg	L	286	18.00	2007		76	C	1.00	3,900	
CBN1	Cabana-Avg	L	176	81.58	2007		76	C	1.00	10,900	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
BRANDES, PAUL S & JULIE P TRS PAUL S BRANDES 2012 QPRT 265 MILBANK AVENUE		1	Level	6	Septic	1	Paved	7	Waterfront	Description	Code	Assessed	Assessed
				5	Well			1	Excel View	RESIDNTL	1090	4,850,800	4,850,800
GREENWICH CT 06830		SUPPLEMENTAL DATA											
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS 214 & 215 & 268 #DL 2 GIS ID F_954360_2689059				Plan Ref. Land Ct# 15354-131 (SH 2) #SR Life Estate PP STATU Assoc Pid#						RES LAND	
										Total		9,993,500	9,993,500

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 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)							
BRANDES, PAUL S & JULIE P TRS		C201552	0	09-26-2013		U	I			1		1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BRANDES, PAUL & JULIE		C179265	0	02-13-2006		U	I			7,125,000		1	2023	1090	4,268,600	2022	1090	3,562,500	2021	1090	2,858,800
CALLAHAN, WILLIAM F III & SUSAN		C150215	0	09-23-1998		U	V			1,385,000		1		1090	4,709,900		1090	3,454,800		1090	3,454,800
RYAN, THOMAS F JR & KATHERINE E		C145699	0	09-03-1997		Q	V			2,200,000		1								1090	250,600
MELLON, PAUL		C145698	0	09-03-1997		U	V			1		1A	Total		8,978,500	Total		7,017,300	Total		6,564,200

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
WF11			OSTVIL

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

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		
2	1090	Multi Hses M-01	RF-1	3	0.990 AC	14,250.00	1.00000	1.0000	0	1.00	WF11	27.000		1.0000	384,750	380,900		
Total Card Land Units					0.99	AC	Parcel Total Land Area					2.20	Total Land Value					380,900

