

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
EEL RIVER RD PROPERTIES LLC 400 STUART STREET PH2 BOSTON MA 02116		1 Level	2 Public Water	1 Paved	7 Waterfront	Description	Code	Assessed	Assessed
			4 Gas		1 Excel View	RESIDENTL	1010	3,923,400	3,923,400
			6 Septic			RES LAND	1010	2,453,700	2,453,700
SUPPLEMENTAL DATA						Total			
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q		Land Ct# 2664-53					
#DL 1 LOT L		#DL 2		#SR					
GIS ID F_960290_2685524		Assoc Pid#		Life Estate					
				PP STATU A:Active					

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
EEL RIVER RD PROPERTIES LLC		C225385	0	02-19-2021	Q	I	6,350,000	00	Year	Code	Assessed	Year	Code	Assessed	
501 EEL RIVER ROAD LLC		C206075	0	04-29-2015	Q	I	2,550,000	00	2023	1010	3,503,500	2022	1010	1,962,900	
MATTISON, ALICE D		C96822	0	06-15-1984	Q	I	640,000	U		1010	2,704,000		1010	2,358,000	
WRIGHTSON, FREDERICK & L		C62694	0	08-30-1974	U		0						1010	258,500	
Total										6,207,500		Total	4,320,900	Total	4,071,000

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0121			OSTVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	3,581,300
Appraised Xf (B) Value (Bldg)	83,600
Appraised Ob (B) Value (Bldg)	258,500
Appraised Land Value (Bldg)	2,453,700
Special Land Value	0
Total Appraised Parcel Value	6,377,100
Valuation Method	C
Total Appraised Parcel Value	6,377,100

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
17-1383	05-18-2017	830	Pool - Inground	56,000	06-30-2017	100	06-30-2018	Inground Gunite Pool 20x40 8'	08-04-2023	LP			16	In Office Review
17-745	03-22-2017	804	Addn Alt-Res	40,000	06-30-2017	100	06-30-2018	REHAB OF EXISTING GARA	04-12-2023	CK	22		22	Change of Address
17-676	03-17-2017	880	Alt-Int work-Res	25,000	04-18-2017	100	06-30-2018	NEW CONSTRUCTION ADD	01-12-2022	CK	03		20	Sale Review
16-1672	08-15-2016	827	New Const-De	800,000	04-18-2017	100	06-30-2018	Raze existing single family hou	05-28-2020	WD			FR	Field Review
16-1479	08-12-2016	810	Demolition	15,000	04-18-2017	100	06-30-2017	Raze existing house to be repl	07-30-2018	SR	02		02	Bldg Permit Completed
200802155	07-17-2008	DK	Dock	45,000	06-30-2009	100	06-30-2009	RAMP 4X14; PIER EXT 4X44;	07-06-2017	SR	01		13	CALL BACK
B19090	04-01-1977	AD	Addition	0	01-15-1978	100	12-31-1978	OS ADDN	06-20-2017	SR	01		13	CALL BACK

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	0120	12.500		1.0000	2,204,300	2,204,300
1	1010	Single Fam M-0	RF-1	3	1.400	AC	14,250.00	1.00000	1.0000	0	1.00	0120	12.500		1.0000	178,125	249,400

Total Card Land Units 2.40 AC Parcel Total Land Area 2.40

Total Land Value 2,453,700

