

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION		
WALLACE, JOHN J & CATHERINE J 344 EEL RIVER ROAD PO BOX 156 OSTERVILLE MA 02655		2	Above Street	2	Public Water	1	Paved	Description	Code		Assessed	Assessed
		4	Gas			RESIDENTL	1010	1,320,500	1,320,500			
		6	Septic			RES LAND	1010	1,709,000	1,709,000			
SUPPLEMENTAL DATA						Total		3,029,500	3,029,500			
Alt Prcl ID		Split Zonin		Plan Ref.		Land Ct# 2664-94						
BID Parcel		ResExpt Q YES:		Life Estate		PP STATU						
#DL 1 LOT 174		#DL 2		Assoc Pid#								
GIS ID F_959605_2686816												

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
WALLACE, JOHN J & CATHERINE J		C190414	0	12-30-2009	Q	I	1,850,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
WIANNO COTTAGE PARTNERS LLC		C184419	0	10-22-2007	U	I	1,580,000	1	2023	1010	1,190,400	2022	1010	1,036,600	2021	1010	712,200
KOSKINAS, DIANE A & ELLEN & SIMON,		C136216	0	01-15-1995	Q	I	600,000	U		1010	1,345,400		1010	1,008,400		1010	1,038,100
GREEN, EDWARD W & CAROL C		C128383	0	11-15-1992	Q	I	600,000	U					1010			1010	205,400
LYONS, J PETER & KAY G		C108954	0	11-15-1986	Q	I	702,500	U	Total		2,535,800	Total		2,045,000	Total		1,955,700

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2021	5C	RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0117			OSTVIL					

NOTES										APPRAISED VALUE SUMMARY							
										Appraised Bldg. Value (Card)							1,027,800
										Appraised Xf (B) Value (Bldg)							87,300
										Appraised Ob (B) Value (Bldg)							205,400
										Appraised Land Value (Bldg)							1,709,000
										Special Land Value							0
										Total Appraised Parcel Value							3,029,500
										Valuation Method							C
										Total Appraised Parcel Value							3,029,500

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	
20-38	01-30-2020	882	Det Gar - Res	150,000	08-06-2020	100	07-01-2020	Construct New Open Pool Pav	08-06-2020	SR	01		02	Bldg Permit Completed	
201002302	05-13-2010	GN	Generator	0	06-21-2010	100	06-30-2010	GENERATOR	07-06-2020	PK	03		16	In Office Review	
201000782	02-24-2010	SP	Swimming Pool	78,000	06-21-2010	100	06-30-2010	18X36 GUNITE	05-28-2020	WD			FR	Field Review	
200707428	12-04-2007	RA	Remodel-Additi	165,000	08-07-2009	100	06-30-2009	FAMRM ADDN, ADD 2 DORM	04-01-2015	JR	03		03	Cycl Insp Comp	
200707208	11-13-2007	OT	Other	60,000	08-07-2009	100	06-30-2009	NEW ROOF, EXT, WINDOWS	02-04-2015	AL	22		22	Change of Address	
B28890	01-01-1986	DW	Dwelling	165,000	01-15-1987	100	06-30-1987	OS 11/2 S	06-24-2013	JR	03		20	Sale Review	
									01-18-2012	RB	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	1010	Single Fam M-0	RF-1	3	0.990 AC	176,344.00	1.00916	1.0000	5	1.00	0117	9.700	GOLF COURSE FRONTAGE		1.0000	1,726,213
Total Card Land Units					0.99	AC	Parcel Total Land Area					0.99	Total Land Value			1,709,000

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2023	1010	1,190,400	2022	1010	1,036,600	2021	1010	712,200					
	1010	1,345,400		1010	1,008,400		1010	1,038,100					
							1010	205,400					
Total		2,535,800	Total		2,045,000	Total		1,955,700					

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Total Card Land Units					Parcel Total Land Area					Total Land Value						

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CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	04	Cape Cod									
Model	01	Residential									
Grade:	B+	Custom Plus									
Stories	1.75	1 3/4 Stories									
Exterior Wall 1	14	Wood Shingle				CONDO DATA					
Exterior Wall 2	11	Clapboard				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	05	Drywall				Condo Flr					
Interior Wall 2						Condo Unit					
Interior Floor 1	12	Hardwood				COST / MARKET VALUATION					
Interior Floor 2						Building Value New					
Heat Fuel	03	Gas				Year Built					
Heat Type	05	Hot Water				Effective Year Built					
AC Type	03	Central				Depreciation Code					
Bedrooms	05	5 Bedrooms				Remodel Rating					
Full Baths	5					Year Remodeled					
Half Baths	0					Depreciation %					
Extra Fixtures						Functional Obsol					
Total Rooms	9					External Obsol					
Bath Style						Trend Factor					
Kitchen Style						Condition					
Occupancy						Condition %					
Usrflid 105						Percent Good					
Accessory Apt						RCNLD					
Foundation Alt	01	Poured Conc.				Dep % Ovr					
Rms Prts						Dep Ovr Comment					
Bath Split	50	5 Full-0 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	
SPH2	Pool Heater 50	L	1	3081.00	2010		82		0.00	2,500	
PATF	Flagstone Pav	L	972	30.00	2019		100		0.00	26,300	
PHS2	Pool Hs/Avg.pl	L	616	120.00	2020		100	B+	1.40	103,500	
FPLO	Outdoor firepl -	L	1	13840.00	2020		100	B+	1.40	19,400	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											