

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCCARTHY, PATRICIA J PO BOX 541 OSTERVILLE MA 02655		1 Level	6 Septic	1 Paved	9 Rear Location	Description	Code	Assessed	Assessed
			4 Gas		1 Golf Course	RESIDNTL	1010	1,598,100	1,598,100
			2 Public Water			RES LAND	1010	1,264,700	1,264,700
SUPPLEMENTAL DATA									
		Alt Prcl ID	Split Zonin RC;RF-1	Plan Ref.	Land Ct# 16162-F				
		BID Parcel	ResExpt Q	#SR	Life Estate				
		#DL 1 LOT 12		PP STATU A:Active					
		#DL 2		Assoc Pid#					
		GIS ID F_959930_2689574							
						Total	2,862,800	2,862,800	

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
MCCARTHY, PATRICIA J		C215803	0	04-03-2018	U	I	1,000,000	1	Year	Code	Assessed	Year	Code	Assessed
SWEENEY, ALLEN NEIL JR & BARBARA M		C124260	0	09-03-1991	U	V	1	A	2023	1010	1,335,700	2022	1010	1,110,600
SWEENEY, ALLEN N		C63025	0	10-10-1974	U		0			1010	1,021,500	2021	1010	904,000
										1010			1010	14,600
						Total	2,357,200		Total	2,014,600		Total	1,952,800	

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
0117			OSTVIL

NOTES	

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,475,800
Appraised Xf (B) Value (Bldg)	107,700
Appraised Ob (B) Value (Bldg)	14,600
Appraised Land Value (Bldg)	1,264,700
Special Land Value	0
Total Appraised Parcel Value	2,862,800
Valuation Method	C
Total Appraised Parcel Value	2,862,800

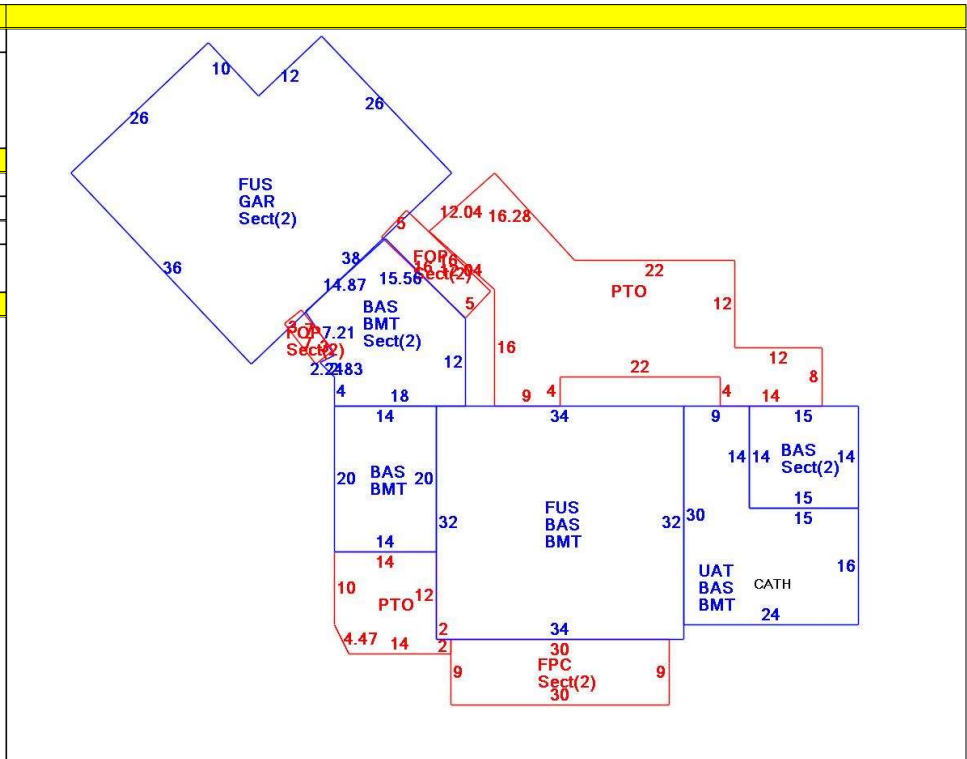
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
18-3465	01-29-2019	804	Addn Alt-Res	500,000	05-21-2020	100	06-30-2020	renovate existing house add 3	11-29-2021	LH	03		16	In Office Review
B33908	08-01-1990	DW	Dwelling	115,000	01-15-1992	100	06-30-1992	OS 11/2 S	06-08-2020	SR	02		02	Bldg Permit Completed
									05-28-2020	WD			FR	Field Review
									07-26-2019	SR	01		13	CALL BACK
									05-16-2016	JR	03		16	In Office Review
									04-01-2016	SR	01		03	Cycl Insp Comp
									01-08-2015	JR	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	SPLI	3	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0116	7.100	GOLF COURSE FRONTAGE		1.0000	1,252,042		
1	1010	Single Fam M-0	SPLI	3	0.110	AC 14,250.00	1.00000	1.0000	0	1.00	0116	7.100			1.0000	101,175		
1	1010	Single Fam M-0	SPLI	3	0.690	AC 2,375.00	1.00000	1.0000	0	1.00	WTLD	1.000	WETLAND		1.0000	2,375		
					Total Card Land Units	1.80	AC	Parcel Total Land Area					1.80				Total Land Value	1,264,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	63	Gambrel			
Model	01	Residential			
Grade:	A-	Luxury Minus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	07	Gambrel			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2	06	Cust Wd Panel			
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			
Building Value New					1,486,890
Year Built					1990
Effective Year Built					2019
Depreciation Code					E
Remodel Rating					
Year Remodeled					
Depreciation %					0
Functional Obsol					0
External Obsol					0
Trend Factor					1
Condition					
Condition %					
Percent Good					100
RCNLD					1,475,800
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

CONDO DATA				
Parcel Id		C		Owne 0.0
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		1,486,890
Year Built		1990
Effective Year Built		2019
Depreciation Code		E
Remodel Rating		
Year Remodeled		
Depreciation %		0
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		100
RCNLD		1,475,800
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	1,878	26.01	2019		100		0.00	42,400
PAT2	Patio-Good	L	1,002	9.94	2020		100		0.00	9,900
GEN	Emergency Ge	L	1	5550.00	2019		100		0.00	5,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,878	1,878	1,878	307.91	578,252
BMT	Basement Area	0	1,878	0	0.00	0
FUS	Upper Story	1,088	1,088	1,088	307.91	335,004
PTO	Patio	0	1,002	0	0.00	0
UAT	Attic, Unfinished	0	510	51	30.79	15,703
Ttl Gross Liv / Lease Area		2,966	6,356	3,017		928,959



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				4	Gas			1	Golf Course	RESIDNTL	1010	1,598,100	1,598,100
				2	Public Water					RES LAND	1010	1,264,700	1,264,700
SUPPLEMENTAL DATA													
Alt Prcl ID		Split Zonin RC;RF-1				Plan Ref.							
BID Parcel						Land Ct# 16162-F							
ResExpt Q						#SR							
#DL 1 LOT 12						Life Estate							
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SWEENEY, ALLEN NEIL JR & BARBARA M		C124260	0	09-03-1991		U	V	1		A			2023	1010	1,335,700	2022	1010	1,110,600	2021	1010	1,034,200
SWEENEY, ALLEN N		C63025	0	10-10-1974		U		0						1010	1,021,500		1010	904,000		1010	904,000
										Total		2,357,200	Total		2,014,600	Total		1,952,800			

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																

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Nbhd	Nbhd Name	B	Tracing	Batch			
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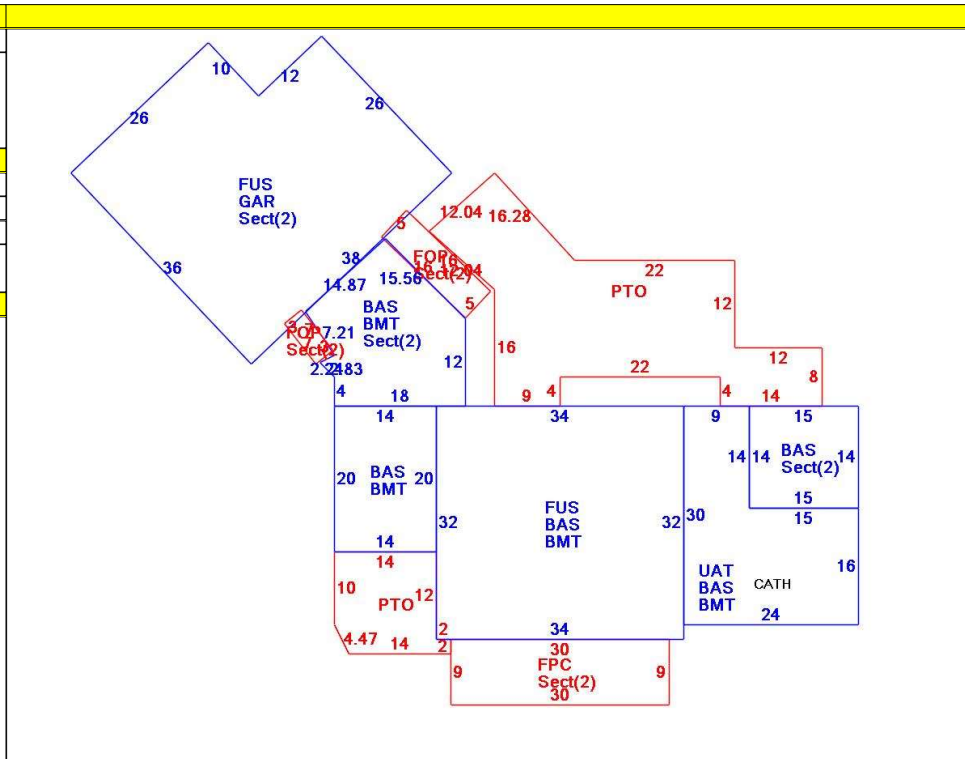
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Total Card Land Units					1.80	AC	Parcel Total Land Area					1.80	Total Land Value			1,264,700

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Interior Floor 2					
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Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	01	1 Bedroom			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	2				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			
Building Value New					1,486,890
Year Built					2018
Effective Year Built					2016
Depreciation Code					A
Remodel Rating					
Year Remodeled					
Depreciation %					2
Functional Obsol					0
External Obsol					0
Trend Factor					1
Condition					
Condition %					98
Percent Good					98
RCNLD					1,475,800
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

CONDO DATA				
Parcel Id		C		Owne 0.0
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		1,486,890
Year Built		2018
Effective Year Built		2016
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		2
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		98
Percent Good		98
RCNLD		1,475,800
Dep % Ovr		
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Cost to Cure Ovr		
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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	354	26.01	2019		98		0.00	13,200
FOP	Open Porch-ro	B	101	55.00	2019		98		0.00	5,400
GAR	Attached Gara	B	1,248	40.00	2019		98		0.00	36,500
FOPC	Open Prch-roo	B	270	55.00	2019		98		0.00	10,200

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	564	564	564	307.91	173,660
BMT	Basement Area	0	354	0	0.00	0
FOP	Open Porch	0	101	0	0.00	0
FPC	Open Porch Conc. Floor	0	270	0	0.00	0
FUS	Upper Story	1,248	1,248	1,248	307.91	384,270
GAR	Attached Garage	0	1,248	0	0.00	0
Ttl Gross Liv / Lease Area		1,812	3,785	1,812		557,930

