

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
HOFFMAN, GLENN T & LAURA L TRS 56 BORDER ROAD REALTY TRUST 78 WEST BAY ROAD OSTERVILLE MA 02655		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1090	532,500	532,500
			2 Public Water			RES LAND	1090	472,300	472,300
SUPPLEMENTAL DATA						Total			
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_960937_2690950		Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#		1,004,800 1,004,800			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
HOFFMAN, GLENN T & LAURA L TRS		34386 292	08-16-2021	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HOFFMAN, GLENN & LAURA L		32115 0327	06-26-2019	U	I	560,000	1A	2023	1090	449,000	2022	1090	376,600	2021	1090	330,500
HOFFMAN, LAURA L TR		31493 0044	08-28-2018	U	I	0	1F		1090	556,100		1090	312,900		1090	333,700
BAKER, LINDA H TR		31493 0042	09-09-2016	U	I	0	1F								1090	3,300
BAKER, BRUCE R & LINDA H TRS		11564 0265	07-13-1998	U	I	1	1A	Total		1,005,100	Total		689,500	Total		667,500

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

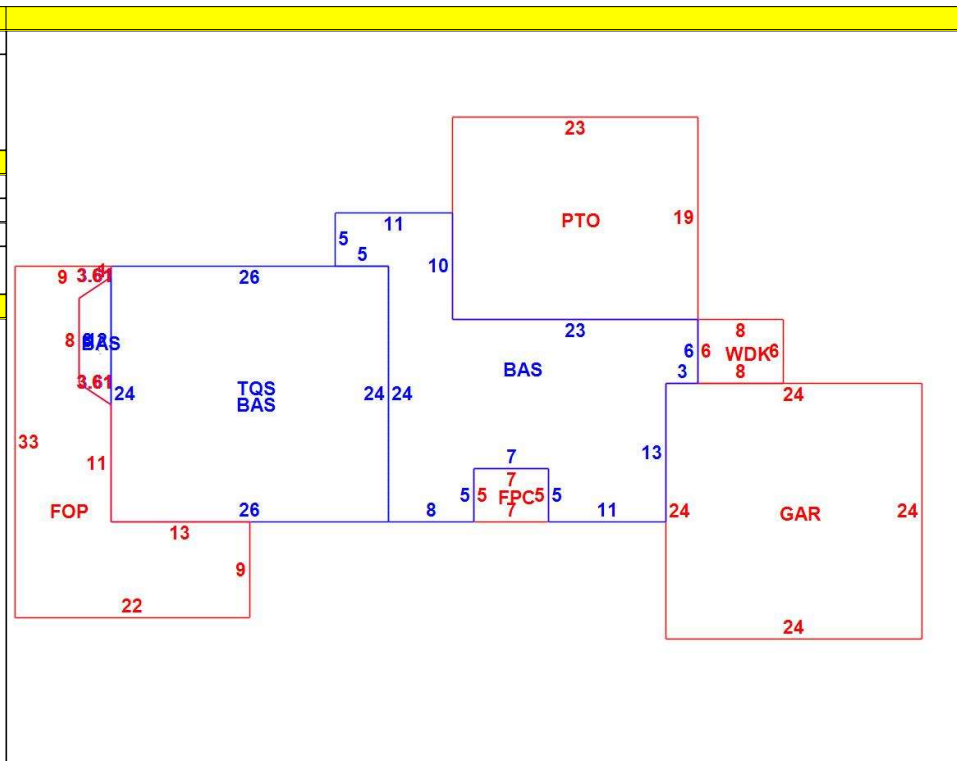
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ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY		
Nbhd	Nbhd Name	B	Tracing	Batch		
0111				OSTVIL		
NOTES					Appraised Bldg. Value (Card)	482,800
					Appraised Xf (B) Value (Bldg)	39,100
					Appraised Ob (B) Value (Bldg)	10,600
					Appraised Land Value (Bldg)	472,300
					Special Land Value	0
					Total Appraised Parcel Value	1,004,800
					Valuation Method	C
					Total Appraised Parcel Value	1,004,800

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
20-3261	11-23-2020	809	Deck	7,000	06-30-2021	100	06-30-2021	Replace existing decking, repl	06-22-2022	BM	22		22	Change of Address
20-232	01-27-2020	834	Sheet Metal	20,000	02-20-2020	100	06-30-2020	The installation of 2 hydro-air h	08-27-2021	SR	02		02	Bldg Permit Completed
19-2904	09-30-2019	804	Addn Alt-Res	175,000	02-20-2020	100	06-30-2020	REPLACE EXISTING DOOR'S	06-01-2020	WD			FR	Field Review
17-549	03-02-2017	835	Sid/Wind/Roof/	3,000	06-30-2017	100	06-30-2017	Strip and re-roof approximately	05-28-2020	SR	01		02	Bldg Permit Completed
83434	04-18-2005	NR	New Roof	15,000	06-30-2005	100	06-30-2005		09-03-2019	CK	22		22	Change of Address
									04-11-2018	MD	22		22	Change of Address
									01-12-2016	TR	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	RC	3	0.430 AC	176,344.00	2.04234	1.0000	5	1.00	0111	3.050		1.0000	1,098,482	472,300	
Total Card Land Units					0.43 AC	Parcel Total Land Area					0.43	Total Land Value					472,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	63	Gambrel			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	07	Gambrel			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105	2				
Accessory Apt					
Foundation Alt	11	Stone Ftgs			
Rms Prts					
Bath Split	20	2 Full-0 Half			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		463,232
			Year Built		1885
			Effective Year Built		1989
			Depreciation Code		VG
			Remodel Rating		
			Year Remodeled		
			Depreciation %		23
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		77
			RCNLD		356,700
			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
FOP	Open Porch-ro	B	384	55.00	1989		77		0.00	11,500
GAR	Attached Gara	B	576	40.00	1989		77		0.00	15,700
FOPC	Open Prch-roo	B	35	55.00	1989		77		0.00	1,700
WDC	Deck composit	L	48	24.00	2019		100		0.00	3,300
FPL3	Fireplace 2 sto	B	1	7000.00	1989		77		0.00	5,400
PAT2	Patio-Good	L	437	9.94	2020		100		0.00	4,300
FPIT	Fire Pit	L	1	3010.00	2020		100	C	1.00	3,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,216	1,216	1,216	285.59	347,281
FOP	Open Porch	0	384	0	0.00	0
FPC	Open Porch Conc. Floor	0	35	0	0.00	0
GAR	Attached Garage	0	576	0	0.00	0
PTO	Patio	0	437	0	0.00	0
TQS	Three Quarter Story	406	624	406	185.82	115,951
WDK	Wood Deck	0	48	0	0.00	0
Ttl Gross Liv / Lease Area		1,622	3,320	1,622		463,232



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			4 Gas			RESIDNTL	1090	532,500	532,500
			2 Public Water			RES LAND	1090	472,300	472,300
SUPPLEMENTAL DATA						Total			
Alt Prcl ID		Split Zonin		Plan Ref.		1,004,800			
BID Parcel		ResExpt Q		Land Ct#		1,004,800			
#DL 1		#DL 2		#SR					
GIS ID		F_960937_2690950		Life Estate					
				PP STATU					
				Assoc Pid#					

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HOFFMAN, GLENN & LAURA L		32115	0327	06-26-2019	U	I	560,000	1A	2023	1090	449,000	2022	1090	376,600	2021	1090	330,500	
HOFFMAN, LAURA L TR		31493	0044	08-28-2018	U	I	0	1F		1090	556,100		1090	312,900		1090	333,700	
BAKER, LINDA H TR		31493	0042	09-09-2016	U	I	0	1F								1090	3,300	
BAKER, BRUCE R & LINDA H TRS		11564	0265	07-13-1998	U	I	1	1A	Total									
									1,005,100		Total		689,500		Total		667,500	

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

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ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0111				OSTVIL

NOTES									

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	482,800
Appraised Xf (B) Value (Bldg)	39,100
Appraised Ob (B) Value (Bldg)	10,600
Appraised Land Value (Bldg)	472,300
Special Land Value	0
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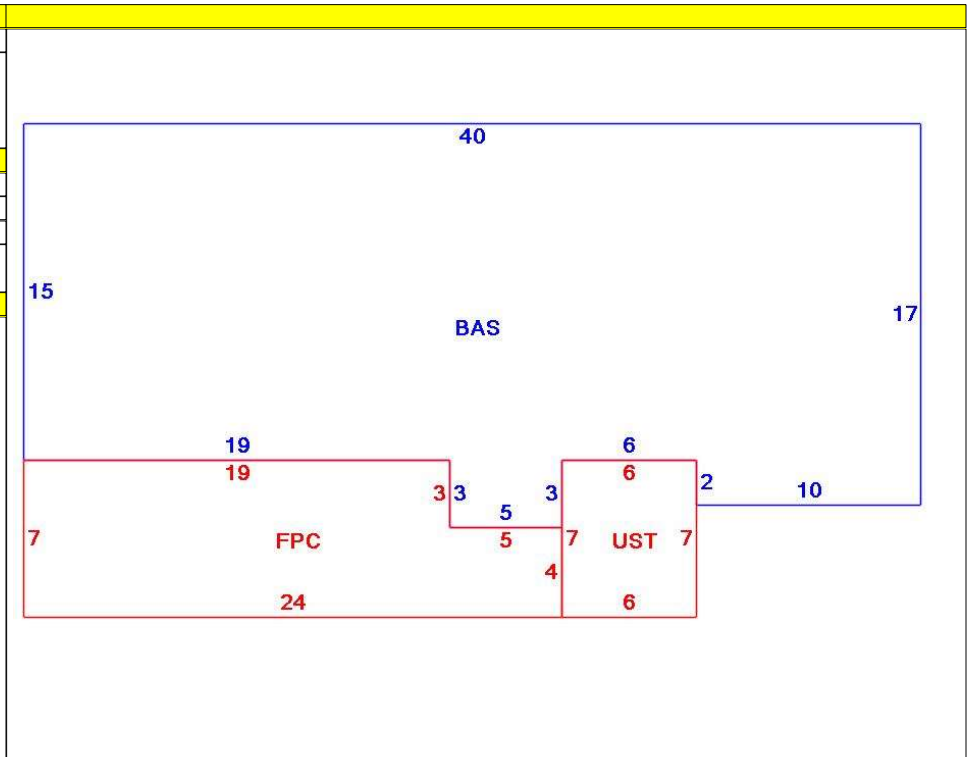
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result

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	RC	3	0 SF	0.00	1.00000	1.0000	5	1.00	0111	3.050		0.0000	0	0	
Total Card Land Units					0.00	SF	Parcel Total Land Area					0.43	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	D+	Below Average			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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	182,714
Year Built	1935
Effective Year Built	1979
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	31
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	69
RCNLD	126,100
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
FOPC	Open Prch-roo	B	153	55.00	1979		69		0.00	4,300
UST	Utility Storage-	B	42	17.11	1979		69		0.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	635	635	635	287.74	182,714
FPC	Open Porch Conc. Floor	0	153	0	0.00	0
UST	Utility Enclosure	0	42	0	0.00	0
Ttl Gross Liv / Lease Area		635	830	635		182,714

