

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
INGRAHAM, PATRICIA E TRUSTEE INGRAHAM FAMILY REV TRUST 49 MILNE ROAD  OSTERVILLE MA 02655		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	395,100	395,100
			6 Septic			RES LAND	1010	220,000	220,000
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT E-5 #DL 2 GIS ID F_959953_2694357			Plan Ref. Land Ct# 9755-D #SR Life Estate PP STATU Assoc Pid#			Total 615,100 615,100			

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MCLAUGHLIN, SHAUN	C234558	0	11-28-2023	Q	I	729,000	00	Year	Code	Assessed	Year	Code	Assessed
INGRAHAM, PATRICIA E TRUSTEE	D133294	0	08-27-2017	U	I	0	1F	2023	1010	340,100	2022	1010	297,700
INGRAHAM, JOHN & PATRICIA E TRS	C202386	0	12-27-2013	U	I	1	1F		1010	200,000	2021	1010	137,600
INGRAHAM, JOHN & PATRICIA E	C89179	0	07-19-1982	Q	I	86,000	00					1010	2,400
Total								540,100	Total	435,300	Total	381,700	

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2020	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0107				OSTVIL	Appraised Bldg. Value (Card)	345,400	
					Appraised Xf (B) Value (Bldg)	47,300	
					Appraised Ob (B) Value (Bldg)	2,400	
					Appraised Land Value (Bldg)	220,000	
					Special Land Value	0	
					Total Appraised Parcel Value	615,100	
					Valuation Method	C	
					Total Appraised Parcel Value	615,100	

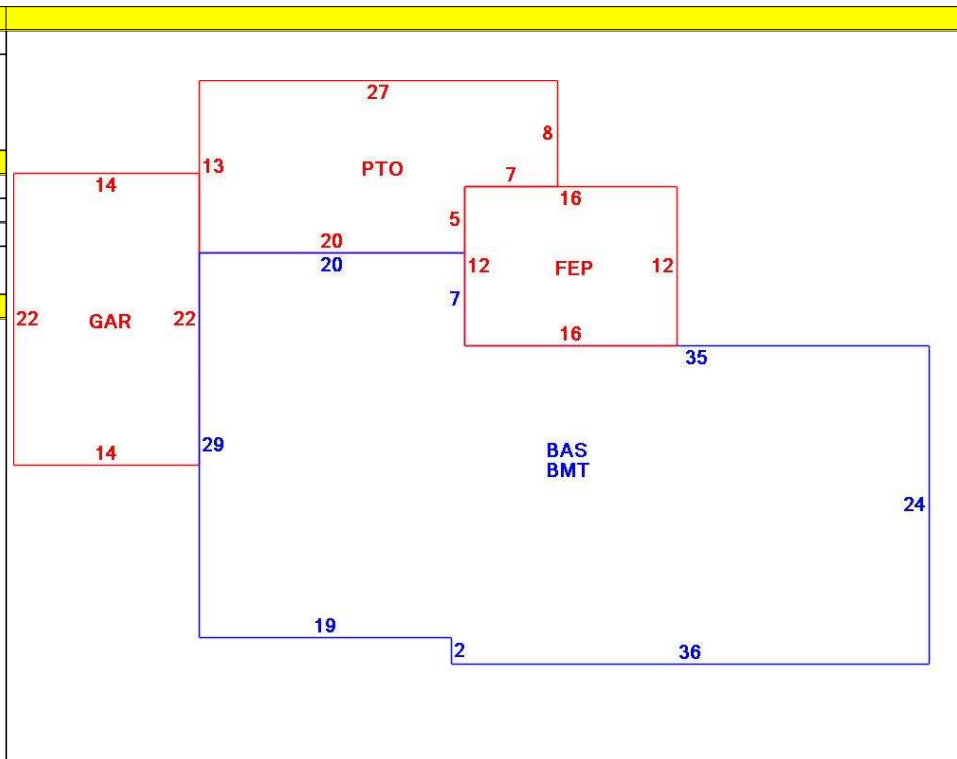
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
56407	10-12-2001	RA	Remodel-Additi	51,072	10-12-2001	100	01-01-2003		05-29-2020	WD			FR	Field Review
									07-23-2019	JD	03		16	In Office Review
									08-15-2017	MS	02		14	Cyclical Inspection
									11-21-2006	PT	02		14	Cyclical Inspection
									11-26-2002	MF	02		02	Bldg Permit Completed
									11-13-2001	MF	02		05	Measur/New UC Under C
									12-07-1998	DD	02		07	Mea + Corrected Listing

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	RC	3	0.500 AC	176,344.00	1.78240	1.0000	5	1.00	0107	1.400		1.0000	440,048.8	220,000	
Total Card Land Units					0.50 AC	Parcel Total Land Area					0.50	Total Land Value					220,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C+	Average Plus			
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	03	Plastered			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style	02	Average			
Kitchen Style	02	Modernized			
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
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	454,416
Year Built	1954
Effective Year Built	1988
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	24
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	76
RCNLD	345,400
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
BGAR	Bsmt Garage	B	1	2326.00	1990		76		0.00	1,800
PAT2	Patio-Good	L	316	9.94	1996		77		0.00	2,400
FEP	Enclosed porc	B	192	70.00	1990		76		0.00	9,300
GAR	Attached Gara	B	308	40.00	1990		76		0.00	10,300
BMT	Basement-Unfi	B	1,422	26.01	1990		76		0.00	25,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,422	1,422	1,422	319.56	454,416
BMT	Basement Area	0	1,422	0	0.00	0
FEP	Enclosed Porch	0	192	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
PTO	Patio	0	316	0	0.00	0
Ttl Gross Liv / Lease Area		1,422	3,660	1,422		454,416

