

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
POND STREET COTTAGES LIMITED 23 PINECLIFF DRIVE MARBLEHEAD MA 01945		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1090	369,400	369,400	
			6 Septic			RES LAND	1090	219,600	219,600	
SUPPLEMENTAL DATA						Total		589,000	589,000	
Alt Prcl ID		Split Zonin		Plan Ref.						
BID Parcel		ResExpt Q		Land Ct#						
#DL 1				#SR						
#DL 2				Life Estate						
GIS ID F_960983_2694795				PP STATU						
				Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
POND STREET COTTAGES LIMITED PAR		34276 265	07-07-2021	U	I	10	1F	Year	Code	Assessed	Year	Code	Assessed
BENDER, ALEX & NICOLE		34114 149	05-14-2021	Q	I	729,000	00	2023	1090	323,600	2022	1090	249,400
SOUZA, MARIE M TR		32891 0006	05-08-2020	U	I	300,000	1		1090	199,600		1090	137,300
MORAN, PHILIP R		15214 0148	05-31-2002	U	I	172,000	1A					1090	12,100
MORAN, JAMES C & MARGUERITE		7849 0255	01-15-1992	U	I	1	1F	Total		523,200	Total		386,700
								Total			Total		309,300

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										

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0107				OSTVIL	Appraised Bldg. Value (Card)	340,600	
					Appraised Xf (B) Value (Bldg)	11,600	
					Appraised Ob (B) Value (Bldg)	17,200	
					Appraised Land Value (Bldg)	219,600	
					Special Land Value	0	
					Total Appraised Parcel Value	589,000	
					Valuation Method	C	
					Total Appraised Parcel Value	589,000	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
										05-27-2020	LS			FR	Field Review
										12-05-2017	KM	02		03	Cycl Insp Comp
										02-16-2017	KM	02		03	Cycl Insp Comp
										08-18-2009	MA	22		22	Change of Address
										12-04-2006	PT	02		14	Cyclical Inspection
										12-17-1998	FS	01		00	Meas/Listed-Interior Acces

BUILDING PERMIT RECORD								LAND LINE VALUATION SECTION							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
BLDR-21-54	05-06-2021	804	Addn Alt-Res	15,000		100		Remodel kitchen, new fixtures,	05-27-2020	LS			FR	Field Review	
BLDR-21-13	02-11-2021	804	Addn Alt-Res	30,000		0		Main House Remodel@ R	12-05-2017	KM	02		03	Cycl Insp Comp	
TB-20-3606	12-08-2020	835	Sid/Wind/Roof/	8,000		100		Re-Roofing, Re-Siding	02-16-2017	KM	02		03	Cycl Insp Comp	
B33917	08-01-1990	WD	Wood Deck	500	01-15-1991	100		OS DECK	08-18-2009	MA	22		22	Change of Address	

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	0.490 AC	176,344.00	1.81499	1.0000	5	1.00	0107	1.400		1.0000	448,090.1	219,600
Total Card Land Units					0.49	AC	Parcel Total Land Area					0.49	Total Land Value			219,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	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	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style	03	Modern			
Kitchen Style	02	Modernized			
Occupancy					
Usrflid 105	2				
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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

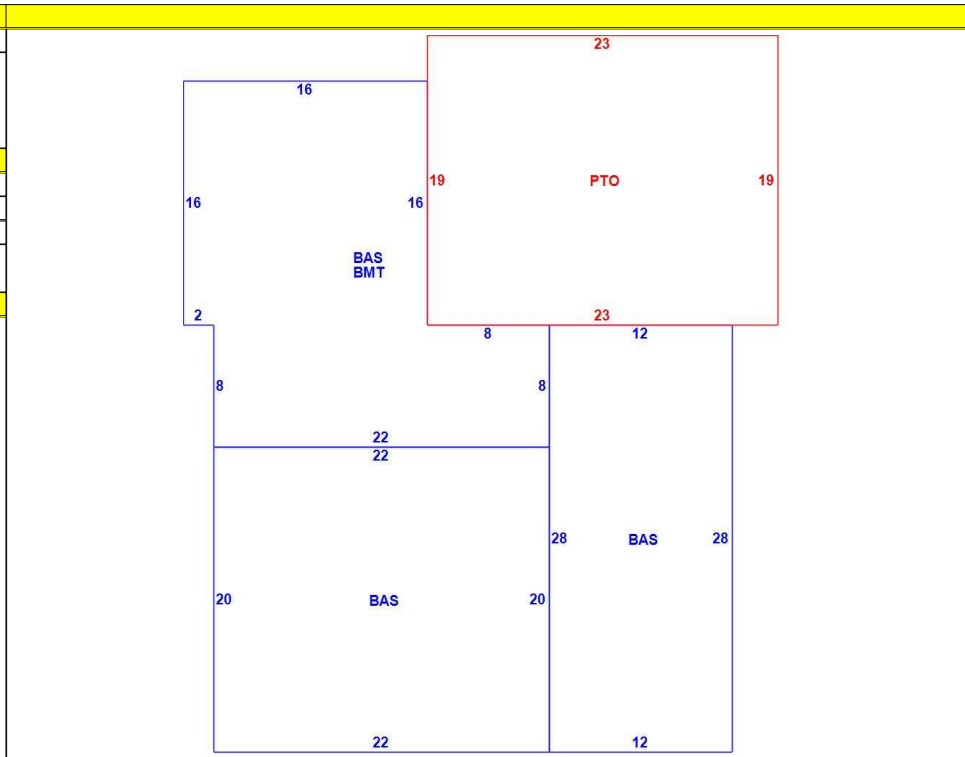
COST / MARKET VALUATION		
Building Value New		361,965
Year Built		1920
Effective Year Built		1989
Depreciation Code		VG
Remodel Rating		
Year Remodeled		
Depreciation %		23
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		77
RCNLD		278,700
Dep % Ovr		
Dep 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
FGR2	Garage- Avg-	L	360	50.00	1965		46	00	1.00	8,300
BMT	Basement-Unfi	B	432	26.01	1984		77		0.00	11,600
PATC	Conc Pavers	L	437	15.46	2020		100		0.00	6,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,208	1,208	1,208	299.64	361,965
BMT	Basement Area	0	432	0	0.00	0
PTO	Patio	0	437	0	0.00	0
Ttl Gross Liv / Lease Area		1,208	2,077	1,208		361,965



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POND STREET COTTAGES LIMITED 23 PINECLIFF DRIVE MARBLEHEAD MA 01945				1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
					4 Gas			RESIDNTL	1090	369,400	369,400		
					6 Septic			RES LAND	1090	219,600	219,600		
SUPPLEMENTAL DATA								Total				589,000	589,000
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_960983_2694795				Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
POND STREET COTTAGES LIMITED PAR	34276	265	07-07-2021	U	I	10	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BENDER, ALEX & NICOLE	34114	149	05-14-2021	Q	I	729,000	00	2023	1090	323,600	2022	1090	249,400	2021	1090	157,800
SOUZA, MARIE M TR	32891	0006	05-08-2020	U	I	300,000	1		1090	199,600		1090	137,300		1090	139,400
MORAN, PHILIP R	15214	0148	05-31-2002	U	I	172,000	1A								1090	12,100
MORAN, JAMES C & MARGUERITE	7849	0255	01-15-1992	U	I		1F									
Total								523,200		Total		386,700		Total		309,300

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													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0107				OSTVIL	Appraised Bldg. Value (Card)	340,600	
					Appraised Xf (B) Value (Bldg)	11,600	
					Appraised Ob (B) Value (Bldg)	17,200	
					Appraised Land Value (Bldg)	219,600	
					Special Land Value	0	
					Total Appraised Parcel Value	589,000	
					Valuation Method	C	
					Total Appraised Parcel Value	589,000	

NOTES											VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
									08-27-2021	SAF	02		02	Bldg Permit Completed	

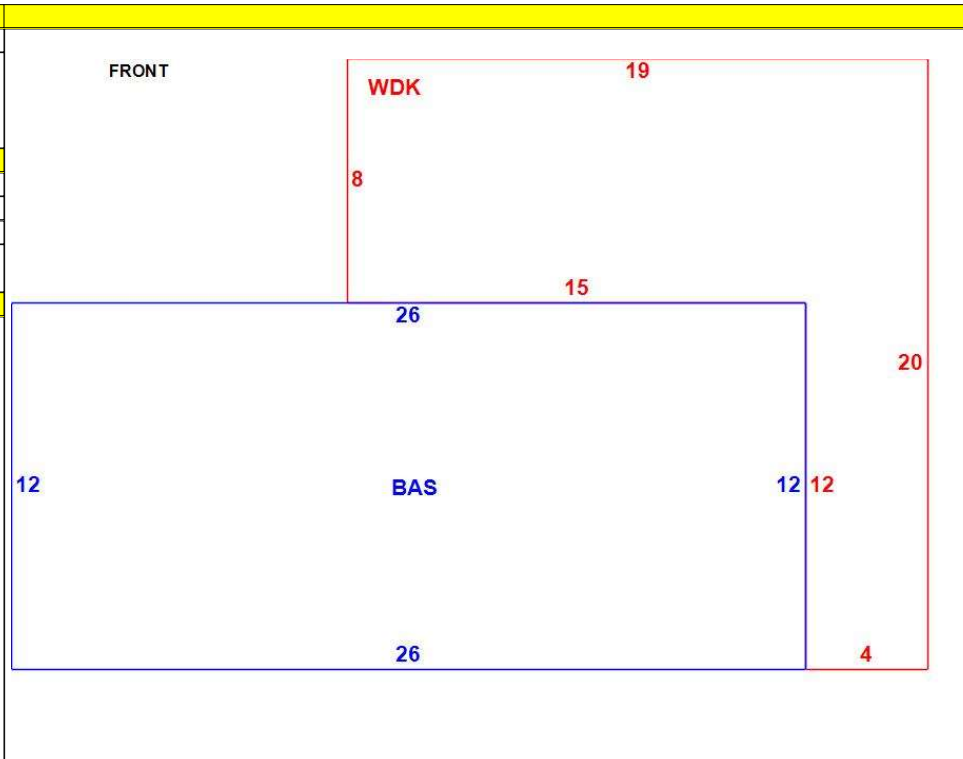
LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value
2	1090	Multi Hses M-01	RC	3	0 SF	0.00	1.00000	1.0000	5	1.00	0107	1.400		0.0000	0	0

Total Card Land Units					0.00	SF	Parcel Total Land Area					0.49	Total Land Value				0
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	36	Cottage			
Model	01	Residential			
Grade:	C-	Average Minus			
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	03	Central			
Bedrooms	01	1 Bedroom			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	1	1 Room			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	10	1 Full-0 Half			

CONDO DATA				
Parcel Id		C	Ownr	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	75,487
Year Built	1960
Effective Year Built	1996
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	18
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	82
RCNLD	61,900
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
WDC	Wood Decking	L	200	20.00	1993		48		0.00	2,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	312	312	312	241.95	75,487
WDC	Wood Deck	0	200	0	0.00	0
Ttl Gross Liv / Lease Area		312	512	312		75,487

