

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LAUDONE, JANELLE C & RADER, DA								Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
13 DRAKE LANE								RESIDNTL	1010	598,800	598,800	
WEST LEBANO NH 03784								RES LAND	1010	180,000	180,000	
SUPPLEMENTAL DATA												<b>VISION</b>
Alt Prcl ID						Plan Ref. 247/137						
Split Zonin						Land Ct#						
BID Parcel						#SR						
ResExpt Q						Life Estate						
#DL 1 LOT 9						PP STATU A:Active						
#DL 2						Assoc Pid#						
GIS ID F_960083_2697875								Total		778,800	778,800	

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
WAGNER, JAMES H & ALICIA M				35971 39	09-01-2023	Q	I	815,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
LAUDONE, JANELLE C & RADER, DAVID				29080 0078	08-17-2015	Q	I	460,000	00	2023	1010	513,100	2022	1010	445,500	2021	1010	356,500	
ROGERS, SUZANNE M				9574 0215	03-15-1995	U	V	1	A		1010	177,800		1010	126,500		1010	126,500	
ROGERS, CHARLES D TR				6959 0204	11-15-1989	U	V	1	B								1010	6,300	
ROGERS, CHARLES D				2790 0240	09-27-1978	U		0											
Total										690,900		Total		572,000		Total		489,300	

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							
0106			OSTVIL								
NOTES											
Appraised Bldg. Value (Card)										539,200	
Appraised Xf (B) Value (Bldg)										53,300	
Appraised Ob (B) Value (Bldg)										6,300	
Appraised Land Value (Bldg)										180,000	
Special Land Value										0	
Total Appraised Parcel Value										778,800	
Valuation Method										C	
Total Appraised Parcel Value										778,800	

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
17-21	01-17-2017	880	Alt-Int work-Res	47,036	04-24-2017	100	06-30-2017	FINISH PORTION OF BASEM	05-26-2020	LS			FR	Field Review
200704115	07-18-2007	RE	Remodel	24,000	03-17-2008	100	06-30-2008	121	06-26-2017	SR	02		02	Bldg Permit Completed
31374	06-04-1998	DW	Dwelling	80,000	12-30-1998	100	12-30-1998		05-24-2016	JR	03		20	Sale Review
									03-17-2008	PT	02		14	Cyclical Inspection
									12-15-2006	PT	02		14	Cyclical Inspection

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	0.480 AC	176,344.00	1.84893	1.0000	5	1.00	0106	1.150		1.0000	374,960.2	180,000	
Total Card Land Units					0.48 AC	Parcel Total Land Area					0.48	Total Land Value					180,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	B-	Custom Minus			
Stories	1	1 Story			
Exterior Wall 1	11	Clapboard			
Exterior Wall 2	14	Wood Shingle			
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	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
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	20	2 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	605,882
Year Built	1998
Effective Year Built	2005
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	11
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	89
RCNLD	539,200
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	352	20.00	2004		70		0.00	4,800
FOPC	Open Prch-roo	B	42	55.00	2007		89		0.00	2,300
GAR	Attached Gara	B	308	40.00	2007		89		0.00	12,100
BMT	Basement-Unfi	B	1,554	26.01	2007		89		0.00	32,300
BFA	Bsmt Fin-Avg	B	425	17.36	2007		89		0.00	6,600
SHED	Shed	L	120	18.00	2004		70		0.00	1,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,648	1,648	1,648	336.04	553,796
BMT	Basement Area	0	1,554	0	0.00	0
FPC	Open Porch Conc. Floor	0	42	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
UAT	Attic, Unfinished	0	1,554	155	33.52	52,086
WDK	Wood Deck	0	352	0	0.00	0
Ttl Gross Liv / Lease Area		1,648	5,458	1,803		605,882

