

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SARIANIDES, JOHN TR WEST WIND CIRCLE REALTY TRUST 176 HICKORY RD						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
						RESIDNTL	1010	407,400	407,400	
WESTON MA 02193						RES LAND	1010	175,500	175,500	VISION
						SUPPLEMENTAL DATA				
Alt Prcl ID						Plan Ref. 290/55				
Split Zonin						Land Ct#				
BID Parcel						#SR				
ResExpt Q						Life Estate				
#DL 1 LOT 26						PP STATU				
#DL 2						Assoc Pid#				
GIS ID F_960126_2699333										

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SARIANIDES, JOHN TR		13716 0064	04-10-2001	U	I	100	1B	Year	Code	Assessed	Year	Code	Assessed
JOHN SARIANIDES NO 2 FAMILY LLP		12114 0260	03-09-1999	U	I	100	1A	2023	1010	361,800	2022	1010	304,300
SARIANIDES, JOHN & IRMA		6346 0327	07-15-1988	Q	I	165,900	U		1010	173,400	2021	1010	123,300
PEACH, E RUSSELL JR & BARBARA A		6346 0324	07-15-1988	Q	I	129,500	U					1010	6,700
Total								535,200	Total	427,600	Total	386,500	

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			OSTVIL

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			360,700
Appraised Xf (B) Value (Bldg)			40,000
Appraised Ob (B) Value (Bldg)			6,700
Appraised Land Value (Bldg)			175,500
Special Land Value			0
Total Appraised Parcel Value			582,900
Valuation Method			C
Total Appraised Parcel Value			582,900

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
B28553	10-01-1985	DW	Dwelling	35,000	01-15-1987	100		OS 1 STOR	05-26-2020	WD			FR	Field Review
									09-07-2016	KM	02		03	Cycl Insp Comp
									04-25-2014	JR	03		16	In Office Review
									12-19-2006	PT	02		14	Cyclical Inspection
									11-04-1998	FS	02		07	Mea + Corrected Listing
									05-15-1987	AM				

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	0.360 AC	176,344.00	2.40337	1.0000	5	1.00	0106	1.150		1.0000	487,397.1	175,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5				
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	429,385
Year Built	1985
Effective Year Built	1998
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	360,700
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
FPL2	Fireplace 1.5 s	B	1	6000.00	2000		84		0.00	5,000
WDC	Wood Decking	L	304	20.00	1999		60		0.00	3,600
GAR	Attached Gara	B	336	40.00	2000		84		0.00	12,100
BMT	Basement-Unfi	B	1,040	26.01	2000		84		0.00	22,900
PAT2	Patio-Good	L	324	9.94	2016		97		0.00	3,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,040	1,040	1,040	243.14	252,866
BMT	Basement Area	0	1,040	0	0.00	0
FAT	Attic, Finished	50	336	50	36.18	12,157
GAR	Attached Garage	0	336	0	0.00	0
TQS	Three Quarter Story	676	1,040	676	158.04	164,363
WDK	Wood Deck	0	304	0	0.00	0
Ttl Gross Liv / Lease Area		1,766	4,096	1,766		429,386

