

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT								
DOS SANTOS, JENNIFER & JOSE								Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA				
								RESIDNTL	1010	348,000	348,000					
15 NICHOLS ROAD				SUPPLEMENTAL DATA				RES LAND	1010	175,100	175,100					
				Alt Prcl ID	Split Zonin	BID Parcel	ResExpt Q	#DL 1	LOT 31	#DL 2	GIS ID		F_960650_2699767	Plan Ref.	290/55	Land Ct#
LEXINGTON MA 02420								Total		523,100	523,100	VISION				

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
DOS SANTOS, JENNIFER & JOSE				33453	0054	11-09-2020	Q	I	405,159	00	Year	Code	Assessed	Year	Code	Assessed			
PEARSON, CARL F & DEBORAH A				6850	0186	08-15-1989	Q	I	134,000	U	2023	1010	301,200	2022	1010	261,600			
THEOHARIDIS, DEON & HELENI				6778	0189	06-15-1989	Q	I	110,000	U		1010	173,000	2021	1010	123,000			
DENNIS STAR CONSTRUCTION CORPO				1504	1103	04-05-1971	U		0		Total		474,200	Total		384,600	Total		340,300

EXEMPTIONS				OTHER ASSESSMENTS				APPRaised VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
Total			0.00					Appraised Bldg. Value (Card) 294,600				
								Appraised Xf (B) Value (Bldg) 50,600				
								Appraised Ob (B) Value (Bldg) 2,800				
								Appraised Land Value (Bldg) 175,100				
								Special Land Value 0				
								Total Appraised Parcel Value 523,100				
								Valuation Method C				
								Total Appraised Parcel Value 523,100				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			OSTVIL

NOTES			

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
EXPR-23-3	03-22-2023	835	Sid/Wind/Roof/	4,300		100		WEATHERIZATION, AIR SEA		05-26-2020	WD			FR	Field Review
9607	08-01-1995	AD	Addition	1,200	01-15-1996	100		OS ADD'N		11-30-2017	KM	02		03	Cycl Insp Comp
B28216	07-01-1985	DW	Dwelling	35,000	01-15-1987	100		OS 1 STOR		12-19-2006	PT	02		14	Cyclical Inspection
										10-20-1998	DD	01		00	Meas/Listed-Interior Acces
										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	0.350	AC	176,344.00	2.46674	1.0000	5	1.00	0106	1.150		1.0000	500,252.6	175,100
Total Card Land Units					0.35	AC	Parcel Total Land Area					0.35	Total Land Value			175,100	

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	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 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
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	350,738
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	294,600
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
FPL1	Fireplace 1 sto	B	1	5000.00	2000		84		0.00	4,200
BFA	Bsmt Fin-Avg	B	576	17.36	2000		84		0.00	8,400
WDC	Wood Decking	L	196	20.00	1999		60		0.00	2,800
GAR	Attached Gara	B	336	40.00	2000		84		0.00	12,100
BMT	Basement-Unfi	B	1,248	26.01	2000		84		0.00	25,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,248	1,248	1,248	281.04	350,738
BMT	Basement Area	0	1,248	0	0.00	0
GAR	Attached Garage	0	336	0	0.00	0
WDC	Wood Deck	0	196	0	0.00	0
Ttl Gross Liv / Lease Area		1,248	3,028	1,248		350,738

