

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | 801 FY2024 BARNSTABLE, MA VISION | |
|--|--|------------------|------------------|--|----------|--------------------|------|----------|----------|--|---------|
| CARSTENSEN, MATTHEW J & ERIN 58 POPLAR DR OSTERVILLE MA 02655 | | 2 Above Street | 2 Public Water | 1 Paved | | Description | Code | Assessed | Assessed | | |
| | | | 4 Gas | | | RESIDNTL | 1010 | 457,600 | 457,600 | | |
| | | | 6 Septic | | | RES LAND | 1010 | 175,100 | 175,100 | | |
| SUPPLEMENTAL DATA | | | | | | Total | | | | 632,700 | 632,700 |
| Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 51 #DL 2 GIS ID F_959962_2698899 | | | | Plan Ref. 199/31 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) | | | | | | | | | |
|---------------------------------|--|-------------|-----------|------------|-----|-----------|---------|--------------------------------|---------|------|----------|---------|------|----------|---------|------|----------|
| CARSTENSEN, MATTHEW J & ERIN R | | 22827 | 0024 | 04-11-2008 | Q | I | 367,000 | 00 | Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed |
| TIBBETTS, PAUL F & SUSAN M | | 8761 | 0205 | 09-15-1993 | Q | I | 141,000 | U | 2023 | 1010 | 414,800 | 2022 | 1010 | 308,100 | 2021 | 1010 | 261,400 |
| ORSKY, ROMAN | | 8479 | 0280 | 03-15-1993 | U | I | 1 | A | | 1010 | 173,000 | | 1010 | 123,000 | | 1010 | 123,000 |
| MAHLER, CAROLINE | | 6692 | 0177 | 04-15-1989 | U | I | 1 | A | | | | | | | | 1010 | 5,900 |
| MAHLER, CAROLINE & ORSKY, ROMAN | | 5981 | 0088 | 10-19-1987 | U | I | 1 | A | Total | | | Total | | | Total | | |
| | | | | | | | | | 587,800 | | | 431,100 | | | 390,300 | | |

| EXEMPTIONS | | | | OTHER ASSESSMENTS | | | | This signature acknowledges a visit by a Data Collector or Assessor | | | | | | | | | | |
|------------|------|-----------------------|--------|-------------------|-------------|--------|--------|---|--|--|--|--|--|--|--|--|--|--|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm Int | | | | | | | | | | |
| 2024 | 5C | RESIDENTIAL EXEMPTION | | | | | | | | | | | | | | | | |
| Total | | | 0.00 | | | | | | | | | | | | | | | |

| ASSESSING NEIGHBORHOOD | | | | APPRAISED VALUE SUMMARY | | | |
|------------------------|-----------|---|---------|-------------------------|-------------------------------|---------|--|
| Nbhd | Nbhd Name | B | Tracing | Batch | | | |
| 0106 | | | | OSTVIL | Appraised Bldg. Value (Card) | 376,500 | |
| | | | | | Appraised Xf (B) Value (Bldg) | 44,300 | |
| | | | | | Appraised Ob (B) Value (Bldg) | 36,800 | |
| | | | | | Appraised Land Value (Bldg) | 175,100 | |
| | | | | | Special Land Value | 0 | |
| | | | | | Total Appraised Parcel Value | 632,700 | |
| | | | | | Valuation Method | C | |
| | | | | | Total Appraised Parcel Value | 632,700 | |

| NOTES | | | | | | | | | | VISIT / CHANGE HISTORY | | | | | |
|-------|--|--|--|--|--|--|--|--|--|------------------------|----|------|----|----|-----------------------|
| | | | | | | | | | | Date | Id | Type | Is | Cd | Purpost/Result |
| | | | | | | | | | | 08-17-2023 | JO | 03 | | 16 | In Office Review |
| | | | | | | | | | | 07-18-2022 | SR | 01 | | 02 | Bldg Permit Completed |
| | | | | | | | | | | 05-26-2020 | WD | | | FR | Field Review |
| | | | | | | | | | | 04-19-2017 | KM | 02 | | 03 | Cycl Insp Comp |
| | | | | | | | | | | 07-10-2014 | JR | 03 | | 16 | In Office Review |
| | | | | | | | | | | 08-20-2008 | NF | 01 | | 20 | Sale Review |
| | | | | | | | | | | 04-16-2008 | DR | 03 | | 16 | In Office Review |

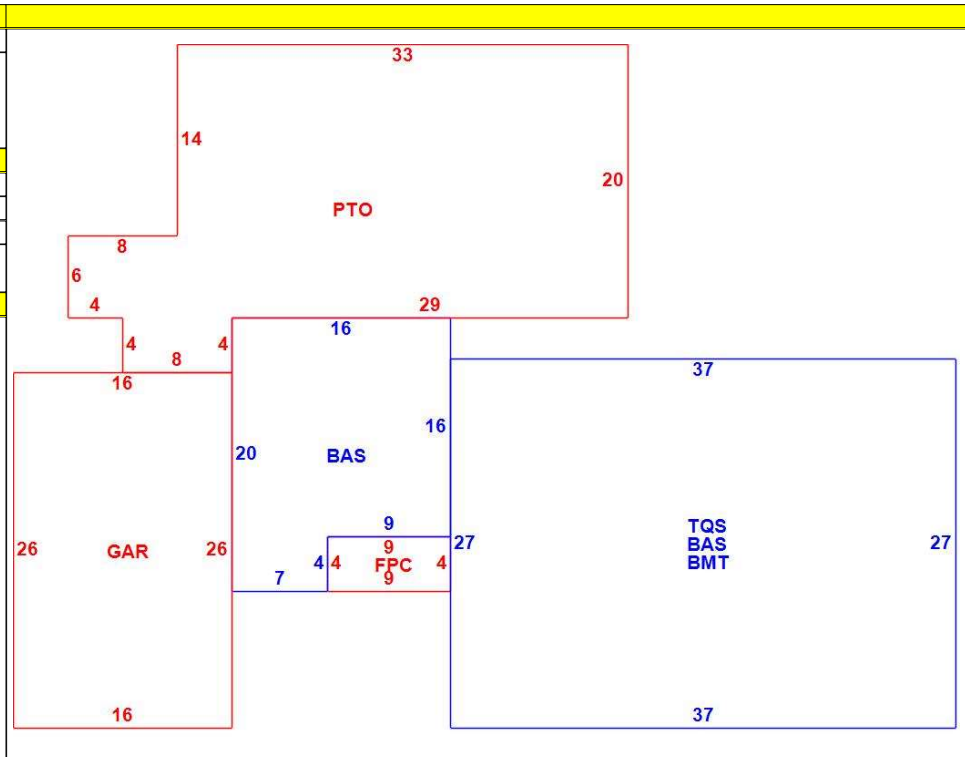
| BUILDING PERMIT RECORD | | | | | | | | | | LAND LINE VALUATION SECTION | | | | | | | | | | | | | | | | | |
|------------------------|------------|------|----------------|---------|------------|--------|------------|------------------------------|--|-----------------------------|----------|----------------|------|----|------------|------------|------------|---------|------------|-------|-------|-----------|-------|--------------------|------------|------------|---------|
| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments | | 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 | |
| BLDR-21-86 | 06-25-2021 | 804 | Addn Alt-Res | 105,000 | 08-30-2021 | 100 | 06-30-2022 | remove and rebuild deck, win | | 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 |
| 17-2416 | 08-01-2017 | 835 | Sid/Wind/Roof/ | 3,000 | 06-30-2018 | 100 | 06-30-2018 | Replacement Windows (2) U-V | | | | | | | | | | | | | | | | | | | |
| B23492 | 09-01-1981 | AD | Addition | 0 | 01-15-1982 | 100 | | OS GARAGE | | | | | | | | | | | | | | | | | | | |

| | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|-----------------------|--|--|--|--|--|--|--|--|--|------|----|------------------------|--|--|--|--|--|--|--|--|--|------|------------------|--|--|--|--|---------|
| 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 | 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 | | | | | |
| 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 | 12 | Hardwood | | | |
| Heat Fuel | 02 | Oil | | | |
| Heat Type | 05 | Hot Water | | | |
| AC Type | 03 | Central | | | |
| Bedrooms | 03 | 3 Bedrooms | | | |
| Full Baths | 2 | | | | |
| Half Baths | 0 | | | | |
| Extra Fixtures | | | | | |
| Total Rooms | 7 | 7 Rooms | | | |
| Bath Style | | | | | |
| 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 | 488,931 |
| Year Built | 1969 |
| Effective Year Built | 1990 |
| Depreciation Code | A |
| Remodel Rating | |
| Year Remodeled | |
| Depreciation % | 23 |
| Functional Obsol | 0 |
| External Obsol | 0 |
| Trend Factor | 1 |
| Condition | |
| Condition % | |
| Percent Good | 77 |
| RCNLD | 376,500 |
| 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 |
|------|------------------|-----|-------|------------|--------|----------|------|-------|------------|-------------|
| BRR | Bsmt Rec Rm- | B | 778 | 8.05 | 1992 | | 77 | | 0.00 | 4,800 |
| FPL2 | Fireplace 1.5 s | B | 1 | 6000.00 | 1992 | | 77 | | 0.00 | 4,600 |
| SHD2 | Shed w/Elec | L | 192 | 26.00 | 1992 | | 46 | | 0.00 | 2,300 |
| FOPC | Open Prch-roo | B | 36 | 55.00 | 1992 | | 77 | | 0.00 | 1,800 |
| GAR | Attached Gara | B | 416 | 40.00 | 1992 | | 77 | | 0.00 | 12,700 |
| BMT | Basement-Unfi | B | 999 | 26.01 | 1992 | | 77 | | 0.00 | 20,400 |
| PATF | Flagstone Pav | L | 740 | 30.00 | 2022 | | 100 | | 0.00 | 20,700 |
| FPLO | Outdoor firepl - | L | 1 | 13840.00 | 2022 | | 100 | C | 1.00 | 13,800 |

BUILDING SUB-AREA SUMMARY SECTION

| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
|----------------------------|------------------------|-------------|------------|----------|-----------|----------------|
| BAS | First Floor | 1,283 | 1,283 | 1,283 | 253.07 | 324,689 |
| BMT | Basement Area | 0 | 999 | 0 | 0.00 | 0 |
| FPC | Open Porch Conc. Floor | 0 | 36 | 0 | 0.00 | 0 |
| GAR | Attached Garage | 0 | 416 | 0 | 0.00 | 0 |
| PTO | Patio | 0 | 740 | 0 | 0.00 | 0 |
| TQS | Three Quarter Story | 649 | 999 | 649 | 164.41 | 164,242 |
| Ttl Gross Liv / Lease Area | | 1,932 | 4,473 | 1,932 | | 488,931 |

