

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BATISTA, MICHELE		2 Above Street	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
59 GUNSTOCK ROAD		4 Gas				RESIDENTL	1010	408,900	408,900
OSTERVILLE MA 02655		6 Septic				RES LAND	1010	175,100	175,100
SUPPLEMENTAL DATA									
Alt Prcl ID					Plan Ref. 271/59				
Split Zonin					Land Ct#				
BID Parcel					#SR				
ResExpt Q YES:					Life Estate				
#DL 1 LOT 104					PP STATU				
#DL 2					Assoc Pid#				
GIS ID F_961133_2699291					Total				
					584,000				
					584,000				

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
BATISTA, MICHELE		27770 0263	10-21-2013	Q	I	265,000	00	Year	Code	Assessed	Year	Code	Assessed
JAMGOCHIAN, ROBERT		14244 0001	09-19-2001	U	I	10	1A	2023	1010	372,600	2022	1010	321,400
JAMGOCHIAN, ROBERT & GRAYCE		3344 0314	08-17-1981	U		0			1010	173,000	2021	1010	123,000
									1010			1010	44,500
								Total		545,600	Total		444,400
								Total			Total		407,900

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2015	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			OSTVIL

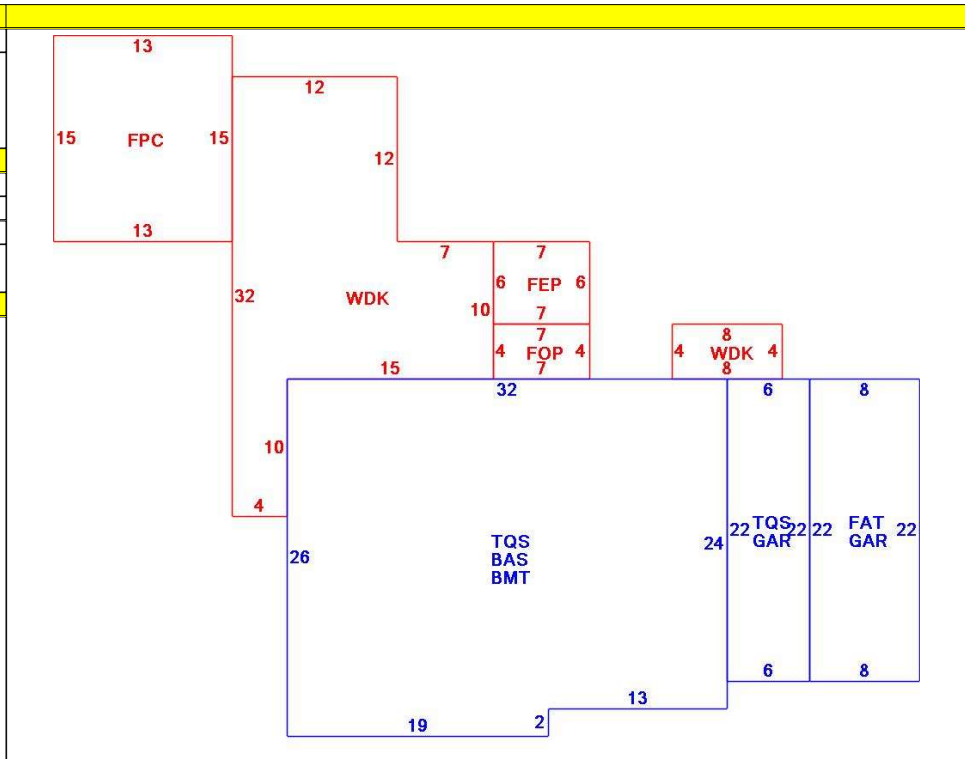
APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	317,500
Appraised Xf (B) Value (Bldg)	46,900
Appraised Ob (B) Value (Bldg)	44,500
Appraised Land Value (Bldg)	175,100
Special Land Value	0
Total Appraised Parcel Value	584,000
Valuation Method	C
Total Appraised Parcel Value	584,000

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
19-2040	08-19-2019	804	Addn Alt-Res	600	02-24-2020	100	06-30-2020	Outdoor 1/2 bath for pool hous	06-01-2020	SR	02		02	Bldg Permit Completed
18-424	02-26-2018	830	Pool - Inground	18,000	05-29-2018	100	06-30-2018	INGROUND - VINYL LINER P	05-26-2020	WD			FR	Field Review
201403790	06-16-2014	IN	Insulation	1,500	06-30-2015	100	06-30-2015	IN ATTIC WITH 12" CELLULO	05-29-2018	SR	01		02	Bldg Permit Completed
52221	03-19-2001	NR	New Roof	6,900	10-30-2001	100	01-01-2002	NR	08-23-2016	KM	02		03	Cycl Insp Comp
B22922	03-01-1981	DW	Dwelling	0	01-15-1982	100	06-30-1982	DW OS 11/2 S	03-25-2015	JR	03		03	Cycl Insp Comp
									07-15-2014	TW	03		16	In Office Review
									03-26-2014	JR	03		16	In Office Review

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

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	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 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			COST / MARKET VALUATION		
Parcel Id		C	Ownr		0.0
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
Building Value New			387,177		
Year Built			1981		
Effective Year Built			1996		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			18		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			82		
RCNLD			317,500		
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1998		82		0.00	4,900
WDC	Wood Decking	L	406	20.00	1998		58		0.00	4,500
GAR	Attached Gara	B	308	40.00	1998		82		0.00	11,100
BMT	Basement-Unfi	B	806	26.01	1998		82		0.00	18,700
SHED	Shed	L	200	18.00	2016		94		0.00	3,400
SPL2	Pool Vinyl	L	512	55.00	2018		98	C	1.00	27,600
SPH2	Pool Heater 50	L	1	3081.00	2018		98		0.00	3,000
PAT2	Patio-Good	L	640	9.94	2018		99		0.00	6,000
FEP	Enclosed porc	B	42	70.00	1998		82		0.00	4,000
FOP	Open Porch-ro	B	28	55.00	1998		82		0.00	1,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	806	806	806	268.50	216,411
BMT	Basement Area	0	806	0	0.00	0
FAT	Attic, Finished	26	176	26	39.66	6,981
FEP	Enclosed Porch	0	42	0	0.00	0
FOP	Open Porch	0	28	0	0.00	0
FPC	Open Porch Conc. Floor	0	195	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
TQS	Three Quarter Story	610	938	610	174.61	163,785
WDK	Wood Deck	0	406	0	0.00	0
Ttl Gross Liv / Lease Area		1,442	3,705	1,442		387,177



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				4	Gas																		
				6	Septic																		
SUPPLEMENTAL DATA										Total		584,000	584,000										
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Total Card Land Units					Parcel Total Land Area					Total Land Value													

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Roof Cover	03	Asph/F Gls/Cmp			Adjust Type	Code	Description	Factor%			
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Interior Wall 2					Condo Unit						
Interior Floor 1	14	Carpet			COST / MARKET VALUATION						
Interior Floor 2					Building Value New						
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Heat Type	05	Hot Water			Effective Year Built						
AC Type	03	Central			Depreciation Code						
Bedrooms	03	3 Bedrooms			Remodel Rating						
Full Baths	2				Year Remodeled						
Half Baths	0				Depreciation %						
Extra Fixtures					Functional Obsol						
Total Rooms	5	5 Rooms			External Obsol						
Bath Style					Trend Factor						
Kitchen Style					Condition						
Occupancy					Condition %						
Usrflid 105					Percent Good						
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Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
FOPC	Open Prch-roo	B	195	55.00	1998		82		0.00	6,300	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											