

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
KANDIANIS, TIMOTHY P TR TIMOTHY P. KANDIANIS REVOCABL 24 LEONARD ROAD WEST BARNSTA MA 02668		1	Level	4	Gas	3	Unpaved	1	Water View	Description	Code	Assessed	Assessed
				5	Well					RESIDNTL	1010	839,200	839,200
				6	Septic					RES LAND	1010	1,243,900	1,243,900
SUPPLEMENTAL DATA													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 8 #DL 2 GIS ID F_959935_2730674						Plan Ref. 159/73 Land Ct# #SR Life Estate PP STATU Assoc Pid#				Total		2,083,100	2,083,100

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
KANDIANIS, TIMOTHY P TR KANDIANIS, TIMOTHY P KANDIANIS, TIMOTHY P & EILEEN HARDING, WALTER R & CAROLYNE C		31190	0335	04-10-2018	U	I	1	1F			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		3119	0330	02-05-2017	U	I	0	1F	2023	1010	752,500	2022	1010	621,800	2021	1010	515,300		
		9644	0208	04-27-1995	Q	I	350,000	U	2023	1010	1,003,400	2022	1010	884,800	2021	1010	884,800		
		P1042EP	0	09-15-1994	U	I	1	A	2021	1010	14,600	Total				1,755,900	Total	1,506,600	Total

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2019	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
0116			WBARN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	744,000
Appraised Xf (B) Value (Bldg)	80,000
Appraised Ob (B) Value (Bldg)	15,200
Appraised Land Value (Bldg)	1,243,900
Special Land Value	0
Total Appraised Parcel Value	2,083,100
Valuation Method	C
Total Appraised Parcel Value	2,083,100

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
201401247	03-04-2014	IN	Insulation	2,500	06-30-2014	100	06-30-2014	INSULATE-WEATHERIZE	12-13-2021	SR	01		03	Cycl Insp Comp
201400567	02-04-2014	IN	Insulation	3,000	06-30-2014	100	06-30-2014	INSULATE-WEATHERIZE	05-18-2020	DM			FR	Field Review
201002128	05-21-2010	AD	Addition	70,000	08-06-2010	100	06-30-2011	32X26 GAR W/BDRM OVER (08-06-2018	LH	03		16	In Office Review
90072	02-02-2006	GN	Generator		08-06-2010	100	06-30-2011	GENERATOR	05-12-2015	JR	03		03	Cycl Insp Comp
57454	12-04-2001	RA	Remodel-Additi	146,880	07-18-2002	100	01-01-2003		05-12-2011	RB	03		02	Bldg Permit Completed
									08-10-2010	NF	03		13	CALL BACK
									08-06-2010	MK	01		13	CALL BACK

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	RF	5	0.930	AC	176,344.00	1.06828	1.0000	5	1.00	0116	7.100		1.0000	1,337,533	1,243,900	
Total Card Land Units					0.93	AC	Parcel Total Land Area					0.93	Total Land Value					1,243,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	2				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	08	Mixed			
Rms Prts					
Bath Split	32	3 Full-2 Half			

CONDO DATA

Parcel Id		C		Owne	0.0
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					

COST / MARKET VALUATION

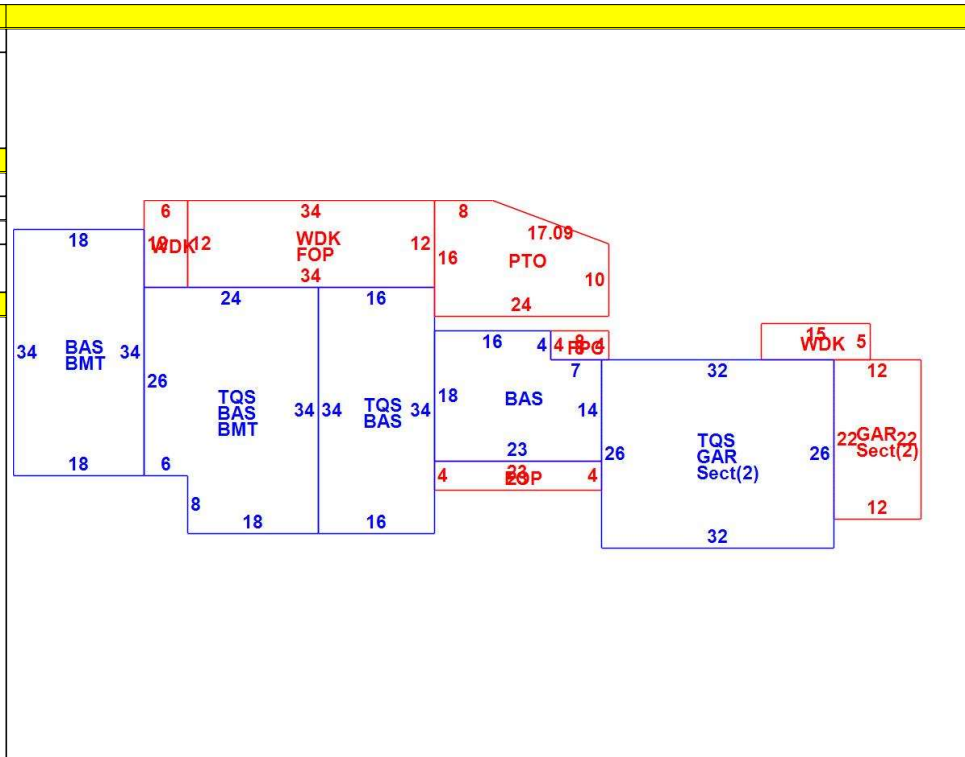
Building Value New	906,685
Year Built	1965
Effective Year Built	1993
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	20
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	80
RCNLD	744,000
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
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	1995		80		0.00	4,800
GEN	Emergency Ge	L	1	5550.00	2006		74		0.00	4,100
WDC	Wood Decking	L	480	20.00	1994		50		0.00	4,500
PAT2	Patio-Good	L	336	9.94	1994		75		0.00	2,500
FOP	Open Porch-ro	B	500	55.00	1995		80		0.00	15,400
BMT	Basement-Unfi	B	1,380	26.01	1995		80		0.00	26,700
FOPC	Open Prch-roo	B	32	55.00			80		0.00	1,700
WDC	Deck composit	L	75	24.00	2020		100		0.00	4,100

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,310	2,310	2,310	244.31	564,356
BMT	Basement Area	0	1,380	0	0.00	0
FOP	Open Porch	0	500	0	0.00	0
FPC	Open Porch Conc. Floor	0	32	0	0.00	0
PTO	Patio	0	336	0	0.00	0
TQS	Three Quarter Story	853	1,312	853	158.84	208,396
WDK	Wood Deck	0	555	0	0.00	0
Ttl Gross Liv / Lease Area		3,163	6,425	3,163		772,752



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION			
KANDIANIS, TIMOTHY P TR TIMOTHY P. KANDIANIS REVOCABL 24 LEONARD ROAD WEST BARNSTA MA 02668	1 Level	4 Gas	3 Unpaved	1 Water View	Description	Code	Assessed	Assessed	RESIDENTL RES LAND		1010 1010	839,200 1,243,900	839,200 1,243,900
		5 Well											
	SUPPLEMENTAL DATA												
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 8 #DL 2 GIS ID F_959935_2730674					Plan Ref. 159/73 Land Ct# #SR Life Estate PP STATU Assoc Pid#					Total		2,083,100	2,083,100

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
KANDIANIS, TIMOTHY P TR KANDIANIS, TIMOTHY P KANDIANIS, TIMOTHY P & EILEEN HARDING, WALTER R & CAROLYNE C	31190	0335	04-10-2018	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
	3119	0330	02-05-2017	U	I	0	1F	2023	1010	752,500	2022	1010	621,800	2021	1010	515,300
	9644	0208	04-27-1995	Q	I	350,000	U		1010	1,003,400		1010	884,800		1010	884,800
	P1042EP	0	09-15-1994	U	I	1	A								1010	14,600
Total								1,755,900		Total		1,506,600		Total		1,414,700

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
2019	5C	RESIDENTIAL EXEMPTION	0.00													
Total			0.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY								
Nbhd	Nbhd Name	B	Tracing	Batch								
0116			WBARNs									
NOTES								Appraised Bldg. Value (Card)				744,000
								Appraised Xf (B) Value (Bldg)				80,000
								Appraised Ob (B) Value (Bldg)				15,200
								Appraised Land Value (Bldg)				1,243,900
								Special Land Value				0
								Total Appraised Parcel Value				2,083,100
								Valuation Method				C
								Total Appraised Parcel Value				2,083,100

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
201401247	03-04-2014	IN	Insulation	2,500	06-30-2014	100	06-30-2014	INSULATE-WEATHERIZE	12-13-2021	SR	01		03	Cycl Insp Comp
201400567	02-04-2014	IN	Insulation	3,000	06-30-2014	100	06-30-2014	INSULATE-WEATHERIZE	05-18-2020	DM			FR	Field Review
201002128	05-21-2010	AD	Addition	70,000	08-06-2010	100	06-30-2011	32X26 GAR W/BDRM OVER (08-06-2018	LH	03		16	In Office Review
90072	02-02-2006	GN	Generator		08-06-2010	100	06-30-2011	GENERATOR	05-12-2015	JR	03		03	Cycl Insp Comp
57454	12-04-2001	RA	Remodel-Additi	146,880	07-18-2002	100	01-01-2003		05-12-2011	RB	03		02	Bldg Permit Completed
									08-10-2010	NF	03		13	CALL BACK
									08-06-2010	MK	01		13	CALL BACK

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	RF	5	0.930	AC	176,344.00	1.06828	1.0000	5	1.00	0116	7.100		1.0000	1,337,533	1,243,900
Total Card Land Units					0.93	AC	Parcel Total Land Area					0.93	Total Land Value				1,243,900

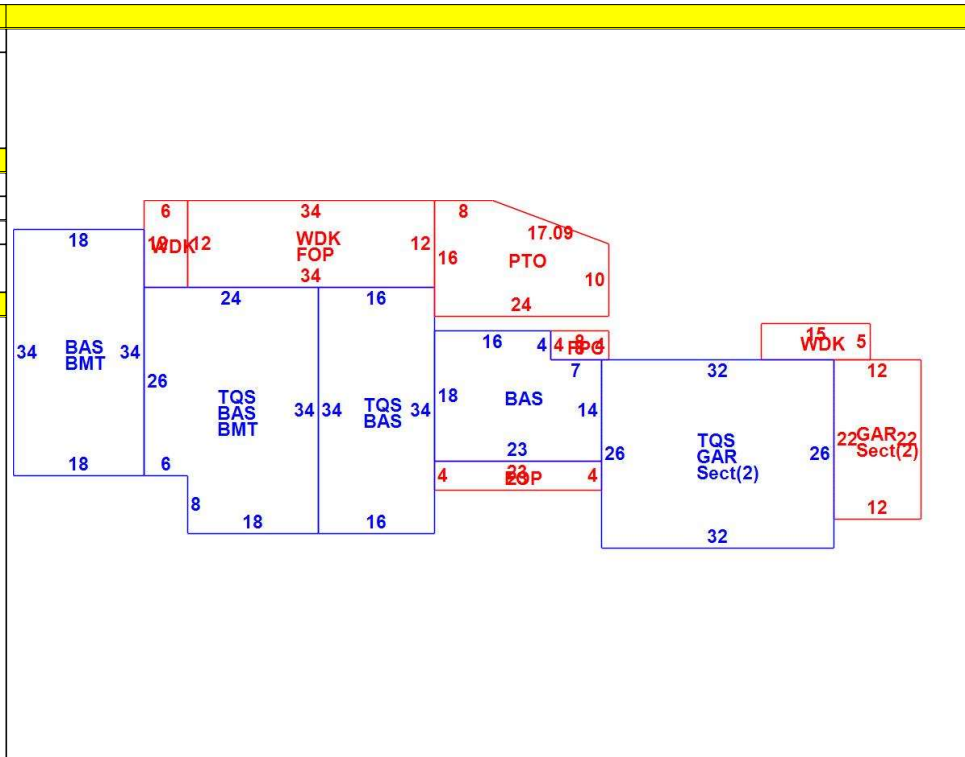
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	2				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	03	Conc. Slab			
Rms Prts					
Bath Split	32	3 Full-2 Half			
Building Value New					906,685
Year Built					2010
Effective Year Built					2011
Depreciation Code					A
Remodel Rating					
Year Remodeled					
Depreciation %					6
Functional Obsol					0
External Obsol					0
Trend Factor					1
Condition					
Condition %					
Percent Good					94
RCNLD					744,000
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
GAR	Attached Gara	B	1,096	40.00	2013		94		0.00	31,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
GAR	Attached Garage	0	1,096	0	0.00	0
TQS	Three Quarter Story	541	832	541	158.86	132,172
Ttl Gross Liv / Lease Area		541	1,928	541		132,172



2021/12/13