

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
VARNERIN, ELLEN & FERRANTE, RA 26 POINT HILL ROAD WEST BARNSTA MA 02668	1 Level	4 Gas	1 Paved	1 Marginal View	Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA VISION		
		5 Well			RESIDNTL	1010	542,300	542,300			
		6 Septic			RES LAND	1010	540,100	540,100			
SUPPLEMENTAL DATA						Total				1,082,400	1,082,400
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 9 #DL 2 GIS ID F_959644_2729914				Plan Ref. 249/107 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)					
VARNERIN, ELLEN & FERRANTE, RAYM	31666	0305	11-15-2018	Q	I	550,000	00	Year	Code	Assessed	Year	Code	Assessed
LOUGHNANE, AUDREY ESTATE OF	31629	0177	12-23-2017	U	I	0	1F	2023	1010	484,900	2022	1010	417,600
LOUGHNANE, AUDREY	31629	0175	11-12-2017	U	I	0	1F		1010	380,100	2021	1010	322,600
LOUGHNANE, JOHN & AUDREY	2462	0185	01-31-1977	Q	I	76,000	00	Total		865,000	Total		740,200
								Total		654,700	Total		654,700

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2020	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0110			WBARNS

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			453,800
Appraised Xf (B) Value (Bldg)			59,800
Appraised Ob (B) Value (Bldg)			28,700
Appraised Land Value (Bldg)			540,100
Special Land Value			0
Total Appraised Parcel Value			1,082,400
Valuation Method			C
Total Appraised Parcel Value			1,082,400

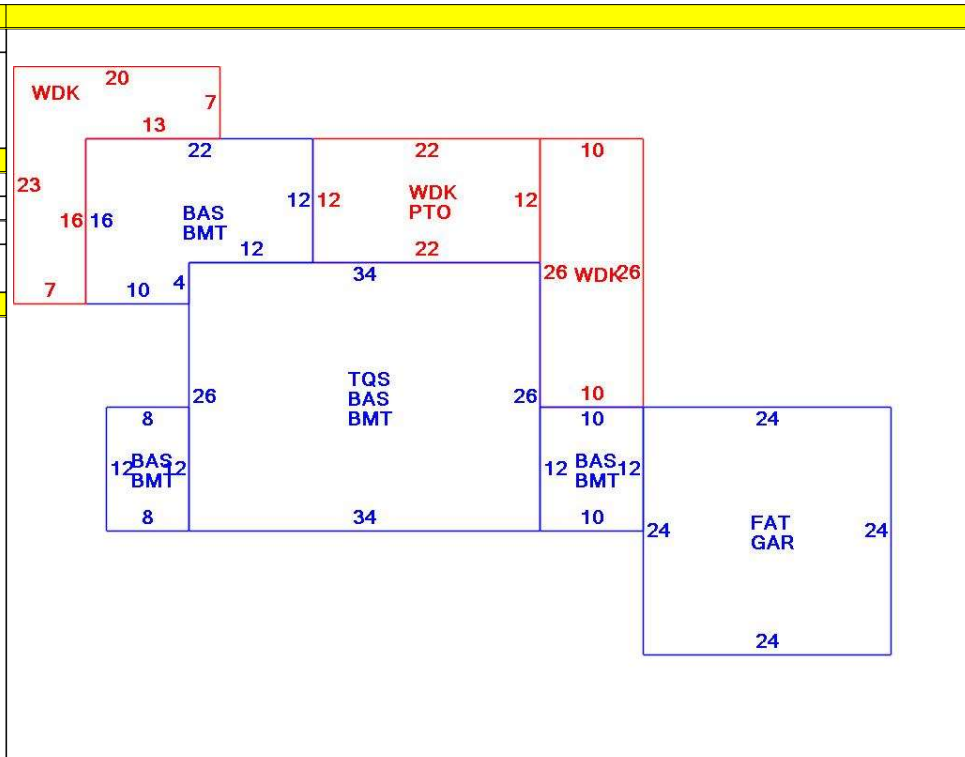
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
20-1317	05-27-2020	809	Deck	40,000	07-24-2020	100	06-30-2020	Replace original 20x11 rear de	07-24-2020	SR	02		02	Bldg Permit Completed
19-1492	05-02-2019	835	Sid/Wind/Roof/	70,000	06-30-2019	100	06-30-2019	siding, windows & doors	05-18-2020	DM			FR	Field Review
19-356	02-04-2019	835	Sid/Wind/Roof/	0	06-30-2019	100	06-30-2019	re-roof strip roof- yarmouth lan	10-04-2019	TR	03		16	In Office Review
B36036	07-01-1993	AD	Addition	15,000	01-15-1994	100	12-31-1994	WB ADDIT'	09-25-2019	SR	01		03	Cycl Insp Comp
									07-25-2019	TR	22		22	Change of Address
									07-25-2019	TR	03		16	In Office Review
									10-22-2015	AL	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	RF	5	0.870	AC	176,344.00	1.13555	1.0000	5	1.00	0110	3.100		1.0000	620,766.1	540,100

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	11	Clapboard			
Roof Structure	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

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

COST / MARKET VALUATION		
Building Value New		567,307
Year Built		1974
Effective Year Built		1993
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		20
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		80
RCNLD		453,800
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	2	6000.00	1995		80		0.00	9,600
BFA	Bsmt Fin-Avg	B	500	17.36	1995		80		0.00	6,900
WDC	Deck comp w	L	252	28.00	2020		100		0.00	7,500
GAR	Attached Gara	B	576	40.00	1995		80		0.00	16,300
BMT	Basement-Unfi	B	1,404	26.01	1995		80		0.00	27,000
GEN	Emergency Ge	L	1	5550.00	2018		98		0.00	5,400
WDC	Deck comp w	L	524	28.00	2020		100		0.00	13,700
PAT2	Patio-Good	L	264	9.94	1995		76		0.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,404	1,404	1,404	274.73	385,714
BMT	Basement Area	0	1,404	0	0.00	0
FAT	Attic, Finished	86	576	86	41.02	23,626
GAR	Attached Garage	0	576	0	0.00	0
PTO	Patio	0	264	0	0.00	0
TQS	Three Quarter Story	575	884	575	178.70	157,967
WDK	Wood Deck	0	776	0	0.00	0
Ttl Gross Liv / Lease Area		2,065	5,884	2,065		567,307

