

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
LOCICERO, GIOVANNA A 46 WEST STREET OSTERVILLE MA 02655		1 Level	2 Public Water	1 Paved	1 Golf Course	Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	827,400	827,400		
			6 Septic			RES LAND	1010	1,074,700	1,074,700		
SUPPLEMENTAL DATA						Total				1,902,100	1,902,100
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 1 #DL 2 GIS ID F_963414_2686636				Plan Ref. Land Ct# 28526-B #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)								
Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	Year	Code	Assessed					
LOCICERO, GIOVANNA A	C229752	0	04-26-2022	U	I	1	1F	2023	1010	733,100	2022	1010	614,500	2021	1010	516,200
CAPO, KATHLEEN TR	C192170	0	08-13-2010	U	I	100	1F		1010	977,000		1010	528,900		1010	512,200
CAPO, KATHLEEN TR	C152241	0	03-05-1999	U	I	1	1F								1010	13,100
OKEEFFE, WILLIAM B TR	C111771	0	08-15-1987	U	I	1	1B	Total								
CAPO, KATHLEEN E	C67682	0	06-21-1976	U		0		1,710,100	Total	1,143,400	Total	1,041,500				

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	N5C	NO RESIDENTIAL EXEMPTION										
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0114				OSTVIL	Appraised Bldg. Value (Card)	746,000	
					Appraised Xf (B) Value (Bldg)	68,300	
					Appraised Ob (B) Value (Bldg)	13,100	
					Appraised Land Value (Bldg)	1,074,700	
					Special Land Value	0	
					Total Appraised Parcel Value	1,902,100	
					Valuation Method	C	
					Total Appraised Parcel Value	1,902,100	

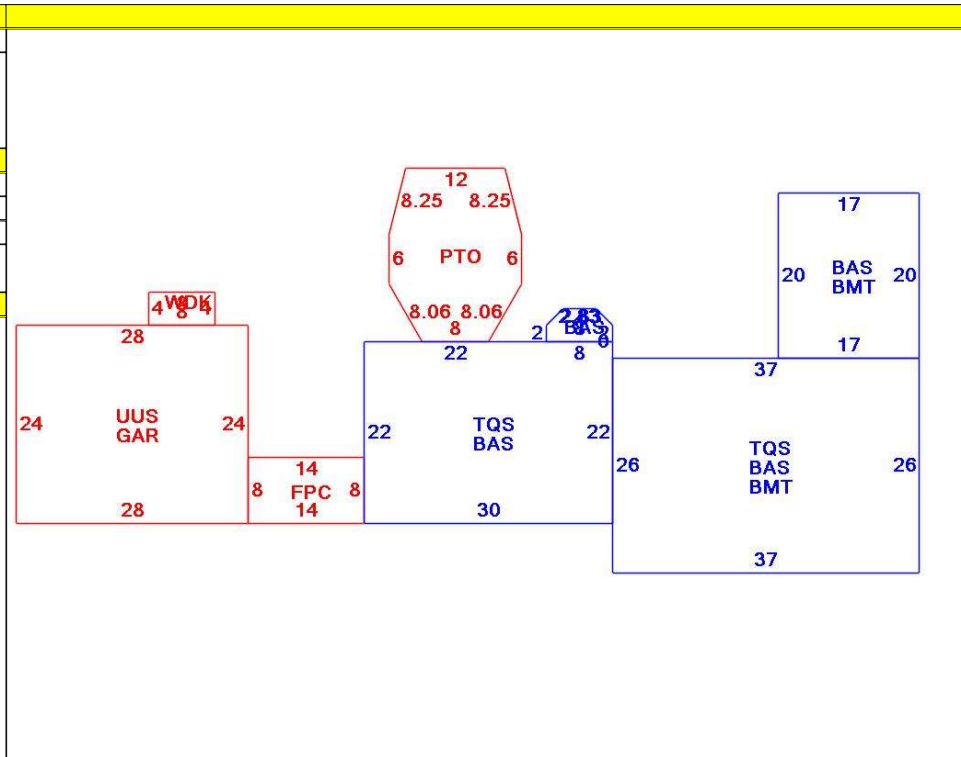
NOTES								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-20-1	01-11-2021	835	Sid/Wind/Roof/	3,392		100			06-03-2020	WD			FR	Field Review	
16-3756	01-12-2017	804	Addn Alt-Res	48,000	09-07-2017	100	06-30-2018	24x28 Garage Attached(by br	07-30-2018	SR	02		02	Bldg Permit Completed	
201101443	03-24-2011	FB	Finish Basemen	15,000	05-05-2011	100	06-30-2011	FIN BMT-PLYRM & BTH	06-19-2017	SR	01		13	CALL BACK	
82465	03-10-2005	AD	Addition	136,896	03-10-2007	100	06-30-2007	ADDN	03-28-2016	RB	03		16	In Office Review	
82197	02-14-2005	DE	Demolish	8,000	03-10-2007	100	06-30-2007	GARAGE	05-01-2015	JR	03		03	Cycl Insp Comp	
									05-05-2011	MK	02		52	New Construction	
									04-18-2007	TP	03		52	New Construction	

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-1	3	0.600	AC	176,344.00	1.56266	1.0000	5	1.00	0114	6.500		1.0000	1,791,178	1,074,700
Total Card Land Units					0.60	AC	Parcel Total Land Area					0.60	Total Land Value			1,074,700	

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	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	2				
Extra Fixtures					
Total Rooms	9				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	32	3 Full-2 Half			

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

COST / MARKET VALUATION		
Building Value New		888,117
Year Built		1975
Effective Year Built		1998
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		16
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		84
RCNLD		746,000
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	2000		84		0.00	5,000
BFA1	Bsm't Fin-Goo	B	480	32.56	2000		84		0.00	13,100
BMT	Basement-Unfi	B	1,302	26.01	2000		84		0.00	26,800
GEN	Emergency Ge	L	1	5550.00	2015		92		0.00	5,100
PATC	Conc Pavers	L	292	15.46	2017		96		0.00	4,400
GAR	Attached Gara	B	672	40.00	2000		84		0.00	19,200
FOPC	Open Prch-roo	B	112	55.00	2000		84		0.00	4,200
WDC	Deck comp w	L	32	28.00	2017		96		0.00	2,900
SHED	Shed	L	80	18.00	1993		48		0.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,990	1,990	1,990	245.43	488,410
BMT	Basement Area	0	1,302	0	0.00	0
FPC	Open Porch Conc. Floor	0	112	0	0.00	0
GAR	Attached Garage	0	672	0	0.00	0
PTO	Patio	0	292	0	0.00	0
TQS	Three Quarter Story	1,054	1,622	1,054	159.49	258,685
UUS	Upper Story, Unfinished	0	672	571	208.54	140,142
WDC	Wood Deck	0	32	0	0.00	0
Ttl Gross Liv / Lease Area		3,044	6,694	3,615		887,237

