

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
COTTON, CHRISTINE S TR FINE WINE REALTY TRUST 247 SCUDDER ROAD OSTERVILLE MA 02655		1 Level	2 Public Water	1 Paved	1 Lake/Pond Fro	Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	714,300	714,300	
			6 Septic			RES LAND	1010	989,100	989,100	
SUPPLEMENTAL DATA										
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 2/BLOCK F #DL 2 GIS ID F_962013_2688534					Plan Ref. 46/11 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total		1,703,400	1,703,400

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
COTTON, CHRISTINE S TR	23184	0049	09-30-2008	U	I	737,500	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
VITAGLIANO, HELEN V ET AL	18746	0009	06-22-2004	U	I	1	1F	2023	1010	644,400	2022	1010	547,000	2021	1010	459,400
VITAGLIANO, HELEN V	9318	0145	08-15-1994	U		0	A		1010	899,100		1010	728,500		1010	780,500
VITAGLIANO, HELEN V ET AL	9033	0008	02-02-1994	U	I	1	1F								1010	17,500
VITAGLIANO, ANTHONY T & HELEN V	1772	0282	12-14-1972	Q		47,000	U									
Total								1,543,500		Total		1,275,500		Total		1,257,400

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2012	5C	RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY													
Nbhd	Nbhd Name	B		Tracing		Batch											
0115				OSTVIL													
NOTES																	
Appraised Bldg. Value (Card)								606,600									
Appraised Xf (B) Value (Bldg)								90,200									
Appraised Ob (B) Value (Bldg)								17,500									
Appraised Land Value (Bldg)								989,100									
Special Land Value								0									
Total Appraised Parcel Value								1,703,400									
Valuation Method								C									
Total Appraised Parcel Value								1,703,400									

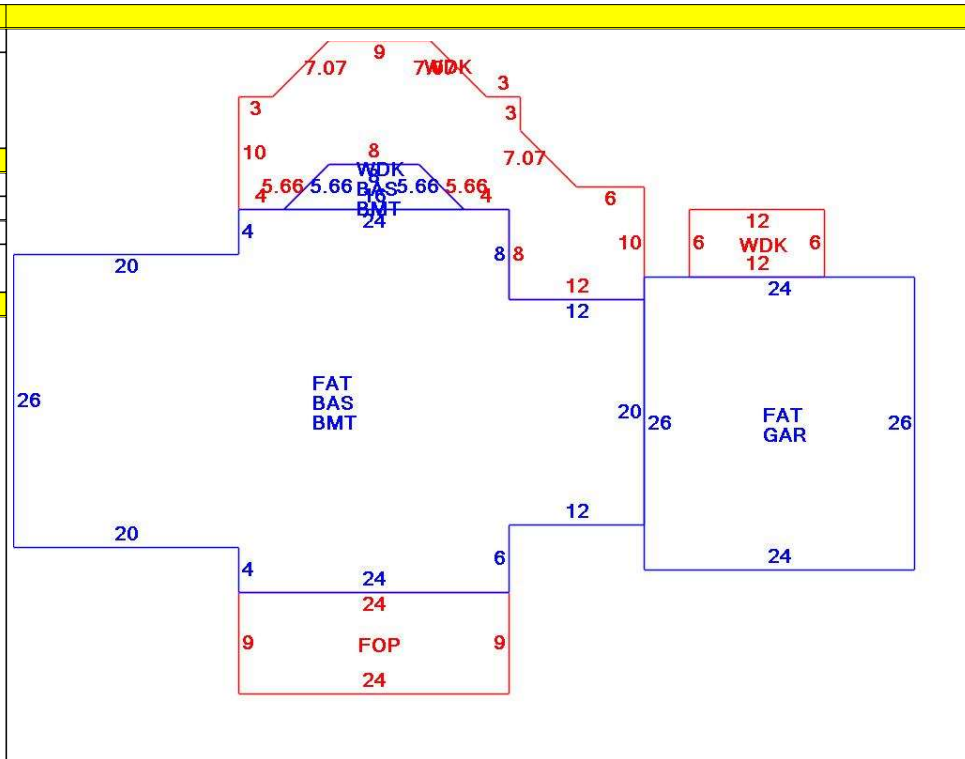
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
201205293	08-28-2012	GN	Generator	0				GENERATOR	06-02-2020	WD			FR	Field Review	
200901594	04-15-2009	DW	Dwelling	290,000	12-15-2009	100	06-30-2010	3BDRM 2100SF DW	02-19-2020	SR	02		03	Cycl Insp Comp	
200901592	04-15-2009	DE	Demolish	10,000	12-15-2009	100	06-30-2010	DEMO DW	08-08-2014	JR	03		16	In Office Review	
									07-14-2010	DR	22		22	Change of Address	
									12-15-2009	MK	01		52	New Construction	
									11-18-2009	TP	03		16	In Office Review	
									09-03-2009	JR	03		20	Sale 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	0.420	AC	176,344.00	2.08655	1.0000	5	1.00	0115	6.400	NECK POND		1.0001	2,354,880	989,100
Total Card Land Units					0.42	AC	Parcel Total Land Area					0.42	Total Land Value					989,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	B	Custom			
Stories	1.4				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures	1				
Total Rooms	7				
Bath Style					
Kitchen Style	02	Modernized			
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	652,298
Year Built	2009
Effective Year Built	2010
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	7
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	93
RCNLD	606,600
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
BFA1	Bsmt Fin-Goo	B	876	32.56	2012		93		0.00	26,500
WDC	Deck comp w	L	450	28.00	2010		82		0.00	9,800
FOP	Open Porch-ro	B	216	55.00	2012		93		0.00	8,700
GAR	Attached Gara	B	624	40.00	2012		93		0.00	20,100
BMT	Basement-Unfi	B	1,624	26.01	2012		93		0.00	34,900
WDC	Deck composit	L	72	24.00	2010		100		0.00	4,000
WDC	Wood Decking	L	48	20.00	2010		82		0.00	2,300
STRS	Stairs to Water	L	14	122.52	2010		82	C	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,624	1,624	1,624	333.29	541,258
BMT	Basement Area	0	1,624	0	0.00	0
FAT	Attic, Finished	330	2,200	330	49.99	109,985
FOP	Open Porch	0	216	0	0.00	0
GAR	Attached Garage	0	624	0	0.00	0
WDC	Wood Deck	0	523	0	0.00	0
Ttl Gross Liv / Lease Area		1,954	6,811	1,954		651,243

