

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MCKENZIE, JON W SR & MARY L 9 KARA DRIVE NORTH ANDOV MA 01845-4824		1 Level	2 Public Water	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 779,600 823,000	Assessed 779,600 823,000
			4 Gas						
			6 Septic						
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 7A #DL 2 BLOCK B GIS ID F_962019_2689423				Plan Ref. 93/47 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 1,602,600 1,602,600			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MCKENZIE, JON W SR & MARY L		26780 0269	10-19-2012	Q	I	395,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
GUARNOTTA, BRIAN B & GILLIGAN, HEA		19036 0232	09-16-2004	U	I	1	1A	2023	1010	697,400	2022	1010	584,600	2021	1010	166,400
GUARNOTTA, BRIAN B & HEATHER & JU		14513 0031	11-30-2001	U	I	1	1A		1010	680,100		1010	443,300		1010	403,000
GUARNOTTA, BRIAN & JULIE A		13316 0150	10-24-2000	U	I	1	1A								1010	10,300
GUARNOTTA, BRIAN		13008 0135	05-15-2000	Q	I	242,000	00	Total		1,377,500	Total		1,027,900	Total		579,700

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch					
0112				OSTVIL					

NOTES										APPRAISED VALUE SUMMARY						
										Appraised Bldg. Value (Card)						701,700
										Appraised Xf (B) Value (Bldg)						41,700
										Appraised Ob (B) Value (Bldg)						36,200
										Appraised Land Value (Bldg)						823,000
										Special Land Value						0
										Total Appraised Parcel Value						1,602,600
										Valuation Method						C
										Total Appraised Parcel Value						1,602,600

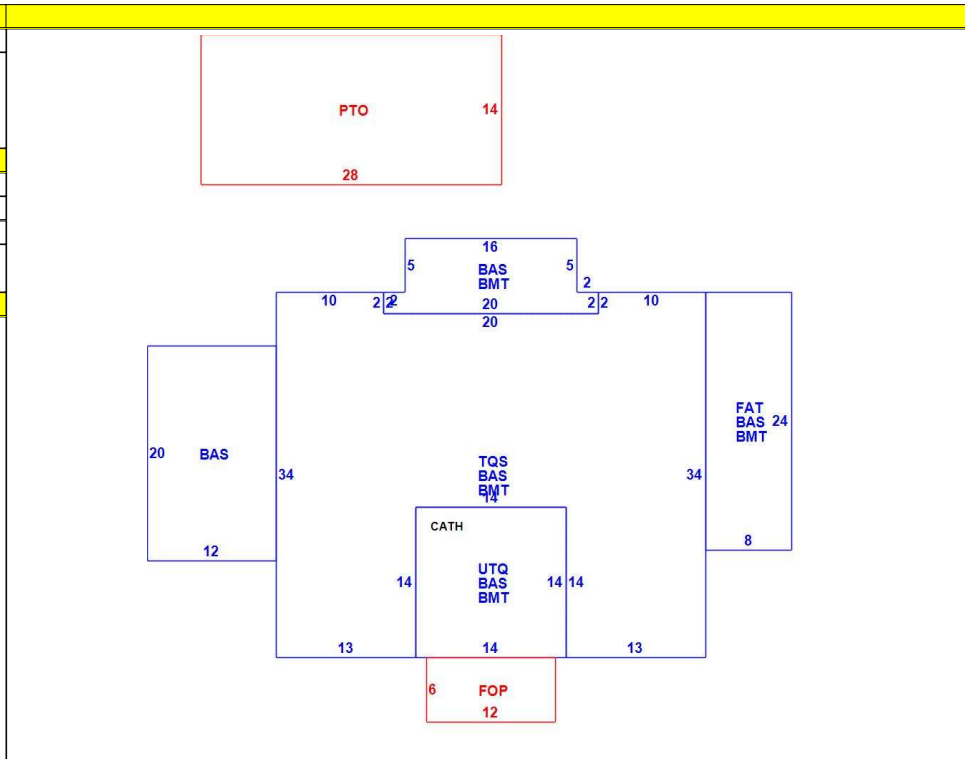
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
20-2848	10-29-2020	882	Det Gar - Res	80,000	06-29-2021	100	06-30-2021	detached garage	06-29-2021	SR	01		02	Bldg Permit Completed
20-2846	10-29-2020	827	New Const-De	308,000	06-29-2021	100	06-30-2021	construct new 3 bedroom hous						
20-2845	10-29-2020	810	Demolition	12,000	06-29-2021	100	06-30-2021	Raise existing house (full dem						
201400024	01-02-2014	SH	Shed	0	02-20-2014	100	06-30-2014	SHED 12x16						
201206908	11-21-2012	RE	Remodel	50,000	11-21-2013	100	06-30-2014	REPLC DRS/WINDS-RECON						
200707471	11-26-2007	NW	New Windows	2,500	06-30-2008	100	06-30-2008	REPLC WINDS .32 U VALUE						
45749	04-28-2000	NR	New Roof	5,000	06-30-2000	100	06-30-2000	REROOF STRIPPING OLD						

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	0.270	AC	176,344.00	3.14262	1.0000	5	1.00	0112	5.500		1.0000	3,048,017	823,000
Total Card Land Units					0.27	AC	Parcel Total Land Area					0.27	Total Land Value			823,000	

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	08	Irregular			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
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	3				
Half Baths	1				
Extra Fixtures					
Total Rooms	7				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	31	3 Full-1 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	708,798
Year Built	2020
Effective Year Built	2018
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	1
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	99
RCNLD	701,700
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
BMT	Basement-Unfi	B	1,632	26.01	2019		99		0.00	37,300
FOP	Open Porch-ro	B	72	55.00	2019		99		0.00	4,400
PATF	Flagstone Pav	L	392	30.00	2020		100		0.00	11,600
FGR7	Gar w/Lft Goo	L	352	70.00	2020		100	C	1.00	24,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,872	1,872	1,872	259.63	486,033
BMT	Basement Area	0	1,632	0	0.00	0
FAT	Attic, Finished	29	192	29	39.22	7,529
FOP	Open Porch	0	72	0	0.00	0
PTO	Patio	0	392	0	0.00	0
TQS	Three Quarter Story	731	1,124	731	168.85	189,792
UTQ	Unfinished Three-quarter story	0	196	98	129.82	25,444
Ttl Gross Liv / Lease Area		2,632	5,480	2,730		708,798

