

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
WAREHAM, JAMES D & MARY GAIL						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
44 HOLLINGSWORTH RD						RESIDENTL	1010	428,500	428,500	
OSTERVILLE MA 02655						RES LAND	1010	868,900	868,900	VISION
SUPPLEMENTAL DATA						Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 4A #DL 2 BLOCK A GIS ID F_962192_2690069				Plan Ref. 83/33 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)						
WAREHAM, JAMES D & MARY GAIL		10419	0248	10-02-1996	Q	I	145,000	U	Year	Code	Assessed	Year	Code	Assessed
SHEEHAN, MARGARET M		1364	0457	05-02-1967	U		0		2023	1010	388,100	2022	1010	330,100
										1010	718,100	2021	1010	468,100
									Total		1,106,200	Total		798,200
									Total			Total		711,000

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	5C	RESIDENTIAL EXEMPTION																		
Total			0.00																	

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B	Tracing	Batch							
0112			OSTVIL								
NOTES				Appraised Bldg. Value (Card)	359,300						
				Appraised Xf (B) Value (Bldg)	66,800						
				Appraised Ob (B) Value (Bldg)	2,400						
				Appraised Land Value (Bldg)	868,900						
				Special Land Value	0						
				Total Appraised Parcel Value	1,297,400						
				Valuation Method	C						
				Total Appraised Parcel Value	1,297,400						

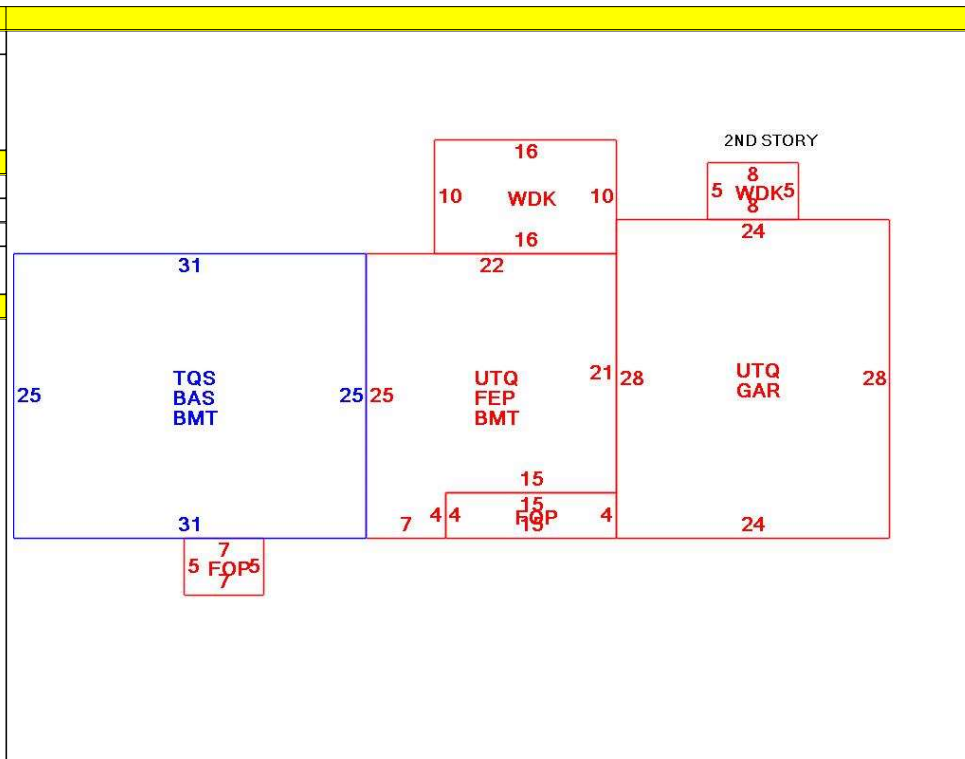
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
19-3622	10-29-2019	822	Insulation	8,095		100		Weatherization, Air sealing, W insulate exterior dining room w	08-15-2023	EG	03		16	In Office Review	
17-1891	06-19-2017	822	Insulation	200		100			06-02-2020	WD				FR	Field Review
56327	10-09-2001	AD	Addition	270,100	06-22-2005	100	01-01-2005		03-30-2017	KM	02			03	Cycl Insp Comp
									02-21-2014	JR	03			16	In Office Review
									07-05-2007	NF	04			44	Drive by inspection only
									04-23-2007	PT	04			44	Drive by inspection only
									11-08-2006	NF	02			01	Meas/Est

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	0.510	AC	176,344.00	1.75655	1.0000	5	1.00	0112	5.500		1.0000	1,703,659
Total Card Land Units					0.51	AC	Parcel Total Land Area					0.51	Total Land Value			868,900

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	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	0				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	30	3 Full-0 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		492,247
Year Built		1957
Effective Year Built		1984
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		27
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		73
RCNLD		359,300
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	1986		73		0.00	4,400
WDC	Wood Deck w/	L	200	18.00	1997		56		0.00	2,400
FOP	Open Porch-ro	B	95	55.00	1986		73		0.00	3,900
FEP	Enclosed porc	B	490	70.00	1986		73		0.00	19,000
GAR	Attached Gara	B	672	40.00	1986		73		0.00	16,700
BMT	Basement-Unfi	B	1,265	26.01	1986		73		0.00	22,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	775	775	775	264.65	205,103
BMT	Basement Area	0	1,265	0	0.00	0
FEP	Enclosed Porch	0	490	0	0.00	0
FOP	Open Porch	0	95	0	0.00	0
GAR	Attached Garage	0	672	0	0.00	0
TQS	Three Quarter Story	504	775	504	172.11	133,383
UTQ	Unfinished Three-quarter story	0	1,162	581	132.32	153,761
WDK	Wood Deck	0	200	0	0.00	0
Ttl Gross Liv / Lease Area		1,279	5,434	1,860		492,247

