

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
THORNE, NATHAN C JR & NATALIE C 481 HARRISON AVENUE BOSTON MA 02118		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	1,235,200	1,235,200
			6 Septic			RES LAND	1010	850,000	850,000
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 118 #DL 2 GIS ID F_962678_2689412			Plan Ref. Land Ct# 2664-83 #SR Life Estate PP STATU A:Active Assoc Pid#			Total 2,085,200 2,085,200			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
THORNE, NATHAN C JR & NATALIE C		C219631	0	06-07-2019	Q	I	1,425,000	00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
LANE, ERIN R & MATTHEW W		C198171	0	09-14-2012	U	I	650,000	1	2023	1010	1,090,600	2022	1010	883,300	2021	1010	743,800
DOYLE, JEREMIAH T & MELISSA		C140642	0	05-15-1996	U	I	10	A		1010	702,500		1010	457,900		1010	416,300
DOYLE, JEREMIAH T & MELISSA		C136906	0	04-15-1995	Q	I	228,000	U								1010	5,100
MACLEAN, ELEANOR		#D54073	0	12-16-1991	U	I	1	A	Total 1,793,100 Total 1,341,200 Total 1,165,200								

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0112			OSTVIL

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,143,400
Appraised Xf (B) Value (Bldg)	76,500
Appraised Ob (B) Value (Bldg)	15,300
Appraised Land Value (Bldg)	850,000
Special Land Value	0
Total Appraised Parcel Value	2,085,200
Valuation Method	C
Total Appraised Parcel Value	2,085,200

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
BLDR-21-11	09-13-2021	804	Addn Alt-Res	150,000	06-30-2022	100	06-30-2022	Addition of a Screened Porch NW WINDS-SIDING-EXT TRI	07-18-2022	SR	01		02	Bldg Permit Completed
201207160	11-29-2012	RA	Remodel-Additi	250,000	06-13-2013	100	06-30-2013		06-03-2020	WD			FR	Field Review
									02-25-2020	SAF			20	Sale Review
									09-29-2016	KM	02		03	Cycl Insp Comp
									03-20-2015	JR	03		03	Cycl Insp Comp
									11-19-2013	RB	03		16	In Office Review
									06-25-2013	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	0112	5.500		1.0000	2,023,723	850,000
Total Card Land Units					0.42	AC	Parcel Total Land Area					0.42	Total Land Value			850,000	

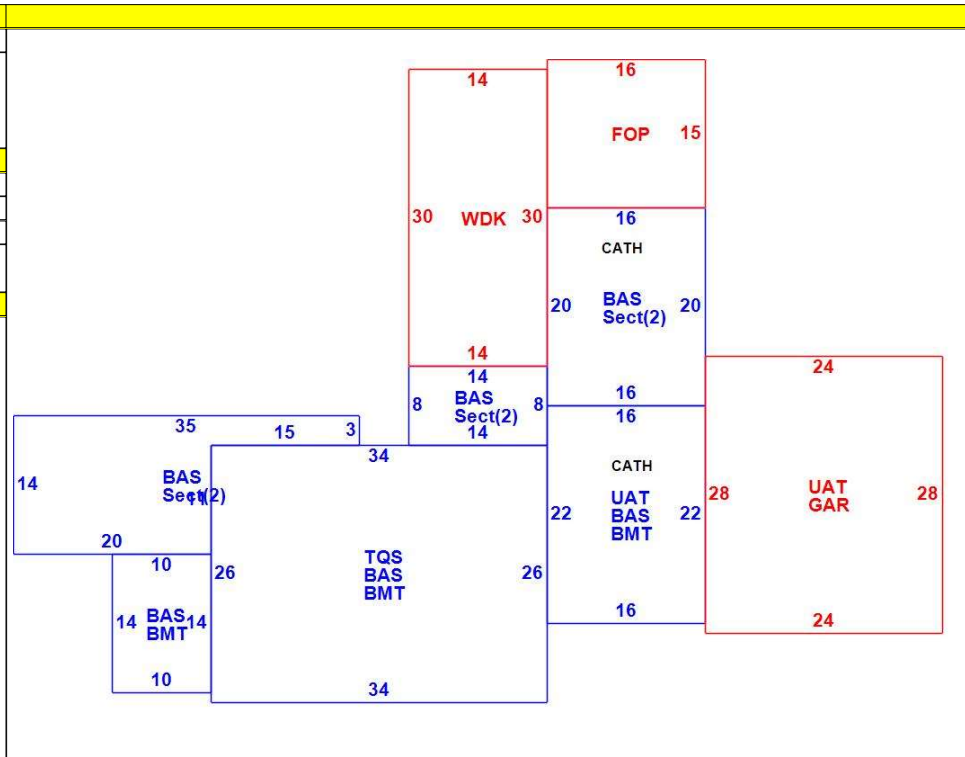
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	A	Luxury			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	1 Full-1 Half			
Building Value New					1,186,759
Year Built					1972
Effective Year Built					2012
Depreciation Code					E
Remodel Rating					
Year Remodeled					
Depreciation %					5
Functional Obsol					0
External Obsol					0
Trend Factor					1
Condition					
Condition %					
Percent Good					95
RCNLD					1,143,400
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	2014		95		0.00	5,700
GAR	Attached Gara	B	672	40.00	2014		95		0.00	21,700
BMT	Basement-Unfi	B	1,376	26.01	2014		95		0.00	31,600
FPLG	Gas Fireplace-	B	1	2500.00	2014		95		0.00	2,400
GEN	Emergency Ge	L	1	5550.00	2022		100		0.00	5,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,376	1,376	1,376	422.33	581,132
BMT	Basement Area	0	1,376	0	0.00	0
FOP	Open Porch	0	240	0	0.00	0
GAR	Attached Garage	0	672	0	0.00	0
TQS	Three Quarter Story	575	884	575	274.71	242,842
UAT	Attic, Unfinished	0	1,024	102	42.07	43,078
WDK	Wood Deck	0	420	0	0.00	0
Ttl Gross Liv / Lease Area		1,951	5,992	2,053		867,052



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SUPPLEMENTAL DATA						Total		2,085,200	2,085,200							
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BID Parcel		ResExpt Q		Life Estate		PP STATU A:Active										
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ASSESSING NEIGHBORHOOD																
Nbhd		Nbhd Name		B		Tracing		Batch								
0112								OSTVIL								
NOTES																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result		
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Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	1				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	11	1 Full-1 Half			
Building Value New					1,186,759
Year Built					2012
Effective Year Built					2019
Depreciation Code					E
Remodel Rating					
Year Remodeled					
Depreciation %					0
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Trend Factor					1
Condition					
Condition %					
Percent Good					100
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Dep Ovr Comment					
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Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
WDC	Deck composit	L	420	24.00	2022		100		0.00	9,700
FOP	Open Porch-ro	B	240	55.00	2022		100		0.00	10,100
FPL1	Fireplace 1 sto	B	1	5000.00	2022		100		0.00	5,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	757	757	757	422.33	319,707
Ttl Gross Liv / Lease Area		757	757	757		319,707

