

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
MCCARTIN, PAUL C & JANET A 89 STONE HORSE ROAD OSTERVILLE MA 02655		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDENTL	1010	537,800	537,800	
			6 Septic			RES LAND	1010	332,100	332,100	
SUPPLEMENTAL DATA						Total				869,900
Alt Prcl ID		Split Zonin		Plan Ref. 199/123						
BID Parcel		ResExpt Q YES:		Land Ct# 18366-J						
#DL 1 LOT 56 & 56B		#DL 2		Life Estate						
GIS ID F_963685_2693133		Assoc Pid#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
MCCARTIN, PAUL C & JANET A		32393	0028	10-21-2019	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
MCCARTIN, PAUL C & JANET A		11296	0038	03-19-1998	Q	I	178,500	00	2023	1010	479,000	2022	1010	403,000
DAVIS, CARL F & MARYANNE E		1326	0619	02-11-1966	U		0			1010	308,700	2021	1010	213,500
									Total		787,700	Total		616,500
									Total			Total		583,000

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				
0109				OSTVIL				

NOTES										APPRAISED VALUE SUMMARY				
										Appraised Bldg. Value (Card)	475,300			
										Appraised Xf (B) Value (Bldg)	56,800			
										Appraised Ob (B) Value (Bldg)	5,700			
										Appraised Land Value (Bldg)	332,100			
										Special Land Value	0			
										Total Appraised Parcel Value	869,900			
										Valuation Method	C			
										Total Appraised Parcel Value	869,900			

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
19-2773	09-18-2019	804	Addn Alt-Res	150,000	05-28-2020	100	06-30-2020	CONSTRUCT AN 8'X27' ONE	08-01-2023	JO	03		16	In Office Review
200906310	02-04-2010	AD	Addition	70,000	09-21-2010	100	06-30-2011	18X18 1ST ENLG MBDRM, A	06-10-2020	SR	01		02	Bldg Permit Completed
82054	02-04-2005	RW	Repair Work	71,000	06-30-2005	100	06-30-2005	PORCHS-WINDOWS	06-02-2020	WD			FR	Field Review
38584	05-21-1999	WD	Wood Deck	2,000	04-20-2000	100	06-30-2000		08-02-2017	MS	02		14	Cyclical Inspection
									08-21-2014	JR	03		16	In Office Review
									05-24-2013	NF	03		16	In Office Review
									04-26-2011	RB	03		02	Bldg Permit Completed

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	0.310	AC	176,344.00	2.76107	1.0000	5	1.00	0109	2.200		1.0000	1,071,183	332,100
Total Card Land Units					0.31	AC	Parcel Total Land Area					0.31	Total Land Value			332,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	1				
Extra Fixtures					
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

CONDO DATA				
Parcel Id		C	Ownr	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

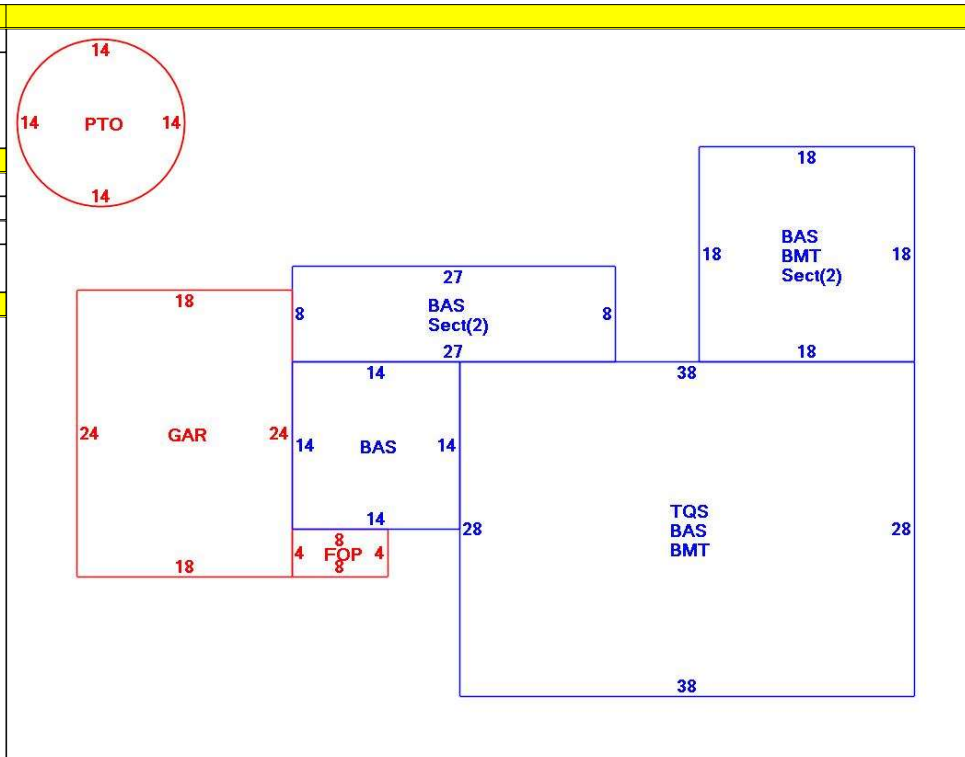
COST / MARKET VALUATION		
Building Value New		591,802
Year Built		1966
Effective Year Built		1989
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		23
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		77
RCNLD		475,300
Dep % Ovr		
Dep Ovr 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	1991		77		0.00	4,600
BFA	Bsmt Fin-Avg	B	300	17.36	1991		77		0.00	4,000
FOP	Open Porch-ro	B	32	55.00	1991		77		0.00	1,900
GAR	Attached Gara	B	432	40.00	1991		77		0.00	13,000
BMT	Basement-Unfi	B	1,064	26.01	1991		77		0.00	21,300
PATC	Conc Pavers	L	154	15.46	2019		100		0.00	2,700
FPIT	Fire Pit	L	1	3010.00	2019		100	C	1.00	3,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,260	1,260	1,260	240.43	302,942
BMT	Basement Area	0	1,064	0	0.00	0
FOP	Open Porch	0	32	0	0.00	0
GAR	Attached Garage	0	432	0	0.00	0
PTO	Patio	0	154	0	0.00	0
TQS	Three Quarter Story	692	1,064	692	156.37	166,378
Ttl Gross Liv / Lease Area		1,952	4,006	1,952		469,320



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SUPPLEMENTAL DATA						Total				869,900	869,900
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Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

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			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	591,802
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	475,300
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
BMT	Basement-Unfi	B	324	26.01	2012		93		0.00	12,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	540	540	540	226.82	122,483
BMT	Basement Area	0	324	0	0.00	0
Ttl Gross Liv / Lease Area		540	864	540		122,483

