

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION							
PINEO, THOMAS JOSEPH & CAROL COTUIT REALTY TRUST 103 LEWIS POND ROAD		1 Level	2 Public Water 6 Septic	1 Paved		Description	Code	Assessed	Assessed								
		SUPPLEMENTAL DATA					RESIDENTL	1010	526,300			526,300					
COTUIT MA 02635		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_945468_2688186	Plan Ref. DEED DESCRIPT Land Ct# #SR Life Estate PP STATU Assoc Pid#			RES LAND	1010	292,800	292,800								
						Total		819,100	819,100								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
PINEO, THOMAS JOSEPH & CAROL ANN		35250 128	07-15-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed				
PINEO, THOMAS JOSEPH & CAROL ANN		33820 265	02-23-2021	U	I	1	1F	2023	1010	473,000	2022	1010	397,100				
PINEO, CAROL ANN & THOMAS JOSEPH		33430 218	11-02-2020	U	I	0	1F		1010	289,700		1010	185,600				
PINEO, ROBERT TR		29853 0116	08-10-2016	U	I	1	1A					1010	28,200				
PINEO, THOMAS J & CAROLA		27129 0225	02-13-2013	Q	I	408,000	00										
						Total		762,700	Total	582,700	Total		536,000				
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
		Total	0.00														
ASSESSING NEIGHBORHOOD																	
Nbhd		Nbhd Name		B		Tracing		Batch									
0108								COTUIT									
NOTES																	
BUILDING PERMIT RECORD																	
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
EXPR-22-4	03-29-2022	835	Sid/Wind/Roof/	18,430		100		strip and re-roof house and g	07-24-2023	AG	22		22	Change of Address			
EXPR-22-4	03-28-2022	835	Sid/Wind/Roof/	1,966		100		Insulation and Air Sealing	05-26-2020	DM			FR	Field Review			
201503164	06-08-2015	PV	Solar PV Syste	11,000	12-02-2015	100	06-30-2016	INSTALL SOLAR PANELS ON	12-08-2015	SR	02		02	Bldg Permit Completed			
201304237	07-03-2013	IN	Insulation	1,200	06-30-2014	100	06-30-2014	INSULATE-AIR SEAL	04-29-2015	JR	03		03	Cycl Insp Comp			
B35473	10-01-1992	AD	Addition	20,000	01-15-1994	100	01-15-1994	CO ADD'N	06-25-2013	JR	02		03	Cycl Insp Comp			
B34425	06-01-1991	AD	Addition	22,000	01-15-1993	100	01-15-1993	CO ALTER	03-07-2005	PT	01		00	Meas/Listed-Interior Acces			
B29939	09-01-1986	AD	Addition	6,000	01-15-1987	100	01-15-1987	CO GARAGE	09-10-2002	PT	01		00	Meas/Listed-Interior Acces			
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	RF	2	0.750 AC	176,344.00	1.30239	1.0000	5	1.00	0108	1.700		1.0000	390,443.2	292,800	
Total Card Land Units					0.75 AC	Parcel Total Land Area					0.75	Total Land Value					292,800

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	25	Vinyl Siding			
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
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	643,866
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	470,000
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
FGR2	Garage- Avg-	L	864	50.00	1975		56	00	1.00	24,200
WDC	Wood Decking	L	144	20.00	1997		56		0.00	2,300
FOP	Open Porch-ro	B	50	55.00	1986		73		0.00	2,400
BMT	Basement-Unfi	B	1,344	26.01	1986		73		0.00	23,900
FPLG	Gas Fireplace-	B	1	2500.00	1986		73		0.00	1,800
WDC	Wood Deck w/	L	77	18.00	1997		56		0.00	1,700
SOL1	Solar PV Pane	B	16	860.00	1986		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,060	2,060	2,060	219.45	452,067
BMT	Basement Area	0	1,344	0	0.00	0
FOP	Open Porch	0	50	0	0.00	0
TQS	Three Quarter Story	874	1,344	874	142.71	191,799
WDC	Wood Deck	0	221	0	0.00	0
Ttl Gross Liv / Lease Area		2,934	5,019	2,934		643,866

