

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>					
CERANTO, RUBIA & LOPES, FELIPE  194 EBENEZER ROAD  OSTERVILLE MA 02655		2	Above Street	2	Public Water	1	Paved			Description	Code	Assessed	Assessed			RESIDNTL RES LAND	1010 1010	436,900 152,900	436,900 152,900
		4	Gas																
		6	Septic																
SUPPLEMENTAL DATA										PREVIOUS ASSESSMENTS (HISTORY)									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 25 #DL 2 GIS ID F_961484_2702112					Plan Ref. Land Ct# 37432-C #SR Life Estate PP STATU Assoc Pid#					Total		589,800	589,800						
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)								
LOPES, FELIPE		C233845	0	09-01-2023		U	I	1		1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CERANTO, RUBIA & LOPES, FELIPE		C219206	0	04-24-2019		U	I	1		1F	2023	1010	386,800	2022	1010	344,500	2021	1010	220,200
CERANTO, RUBIA		C199035	0	12-18-2012		U	I	217,000		1		1010	139,000		1010	103,000		1010	103,000
BLASETTI, VICTOR & ROSE T		C119185	0	12-15-1989		Q	I	130,000		U								1010	3,500
WHELTON, WILLIAM A		C87939	0	02-15-1982		Q	I	58,875		U									
		Total									Total	525,800	Total	447,500	Total	326,700			
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int											
2014	5C	RESIDENTIAL EXEMPTION	0.00																
			Total									<b>APPRAISED VALUE SUMMARY</b>							
			0.00									Appraised Bldg. Value (Card) 315,200							
												Appraised Xf (B) Value (Bldg) 44,900							
												Appraised Ob (B) Value (Bldg) 76,800							
												Appraised Land Value (Bldg) 152,900							
												Special Land Value 0							
												Total Appraised Parcel Value 589,800							
												Valuation Method C							
												Total Appraised Parcel Value 589,800							
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				
20-958	04-10-2020	830	Pool - Inground	30,600	09-03-2020	100	06-30-2021	inground vinyl liner swimming		09-03-2020	SR	02		02	Bldg Permit Completed				
19-2563	08-08-2019	833	Shd-Res-under	0	03-03-2020	100	06-30-2020	12x16 Shed		05-01-2020	SR	01		02	Bldg Permit Completed				
										04-30-2020	LS			FR	Field Review				
										04-14-2015	SR	01		03	Cycl Insp Comp				
										12-16-2013	GC	03		16	In Office Review				
										07-09-2007	PT	02		14	Cyclical Inspection				
										11-20-1998	FS	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	RC	3	0.370 AC	176,344.00	2.34343	1.0000	5	1.00	0105	1.000		1.0000	413,244.5	152,900			
Total Card Land Units					0.37	AC	Parcel Total Land Area					0.37	Total Land Value			152,900			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
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	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	389,136
Year Built	1977
Effective Year Built	1994
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	315,200
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
FPL1	Fireplace 1 sto	B	1	5000.00	1996		81		0.00	4,100
BFA	Bsmt Fin-Avg	B	264	17.36	1996		81		0.00	3,700
GAR	Attached Gara	B	308	40.00	1996		81		0.00	11,000
BMT	Basement-Unfi	B	1,320	26.01	1996		81		0.00	26,100
SHD2	Shed w/Elec	L	192	26.00	2019		100		0.00	5,000
PAT2	Patio-Good	L	1,023	9.94	2020		100		0.00	9,100
SPL2	Pool Vinyl	L	512	55.00	2020		100	C	1.00	28,200
SPH2	Pool Heater 50	L	1	3081.00	2020		100		0.00	3,100
PATF	Flagstone Pav	L	1,188	30.00	2020		100		0.00	31,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,320	1,320	1,320	294.80	389,136
BMT	Basement Area	0	1,320	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
PTO	Patio	0	1,023	0	0.00	0
Ttl Gross Liv / Lease Area		1,320	3,971	1,320		389,136

