

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
BEDNARK, GREGORY E & BEVERLY  115 BRIDLE PATH  MARSTONS MIL MA 02648		1 Level	6 Septic	1 Paved		Description RESIDNTL RES LAND	Code 1010 1010	Assessed 447,500 167,200	Assessed 447,500 167,200
			4 Gas						
			2 Public Water		6				
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 30 #DL 2 GIS ID F_961378_2708076				Plan Ref. Land Ct# 38325-B (SH 2) #SR Life Estate PP STATU Assoc Pid#		Total 614,700 614,700			

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BEDNARK, GREGORY E & BEVERLY J		C88947	0	06-24-1982	U	V	0	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BEDNARK, GREGORY E & BEVERLY J		C72261	0	10-31-1977	Q	V	7,500 00	2025	1010	447,500	2024	1010	418,900	2023	1010	372,200
									1010	167,200		1010	167,200		1010	152,000
Total								614,700		Total		586,100		Total		524,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2025	22E	VET (100% DISABILITY)	0.00															
2020	5C	RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105			MARSTM				

NOTES										APPRAISED VALUE SUMMARY						
										Appraised Bldg. Value (Card)						397,800
										Appraised Xf (B) Value (Bldg)						41,200
										Appraised Ob (B) Value (Bldg)						8,500
										Appraised Land Value (Bldg)						167,200
										Special Land Value						0
										Total Appraised Parcel Value						614,700
										Valuation Method						C
										Total Appraised Parcel Value						614,700

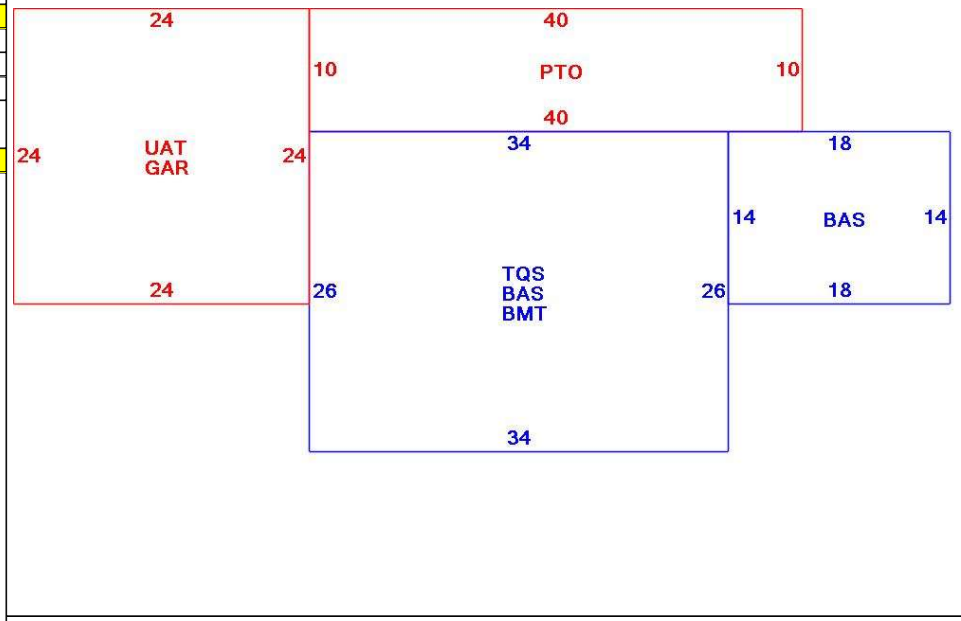
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
60047	04-02-2002	OB	Out Building	4,500	06-20-2002	100	01-01-2003		07-08-2024	EG	03		16	In Office Review	
57280	11-20-2001	NR	New Roof	8,000	02-11-2002	100	01-01-2002		07-12-2023	EG	03		16	In Office Review	
									09-08-2022	EG	03		16	In Office Review	
									07-21-2021	JD			16	In Office Review	
									07-28-2020	PK	03		16	In Office Review	
									04-28-2020	LS			FR	Field Review	
									09-26-2019	JD	03		16	In Office 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	RF	3	0.640 AC	176,344.00	1.48133	1.0000	5	1.00	0105	1.000		1.0000	261,218.3	167,200
Total Card Land Units					0.64	AC	Parcel Total Land Area					0.64	Total Land Value			167,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	25	Vinyl Siding			
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	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	491,110
Year Built	1978
Effective Year Built	1999
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	397,800
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	1997		81		0.00	4,900
SHED	Shed	L	240	18.00	2002		66		0.00	2,900
PAT1	Patio- Average	L	400	5.89	2002		83		0.00	1,900
GAR	Attached Gara	B	576	40.00	1997		81		0.00	16,600
BMT	Basement-Unfi	B	884	26.01	1997		81		0.00	19,700
GEN	Emergency Ge	L	1	5550.00	2002		66		0.00	3,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,136	1,136	1,136	277.62	315,376
BMT	Basement Area	0	884	0	0.00	0
GAR	Attached Garage	0	576	0	0.00	0
PTO	Patio	0	400	0	0.00	0
TQS	Three Quarter Story	575	884	575	180.58	159,632
UAT	Attic, Unfinished	0	576	58	27.95	16,102
Ttl Gross Liv / Lease Area		1,711	4,456	1,769		491,110

