

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
GIORDANO, JOSEPH A TR GIORDANO FAMILY REALTY TRST 520 MARINER CIR  COTUIT MA 02635		2	Above Street	2	Public Water	1	Paved			Description	Code	Assessed	Assessed
				4	Gas					RESIDNTL	1010	263,500	263,500
				6	Septic			2		RES LAND	1010	157,200	157,200
<b>SUPPLEMENTAL DATA</b>													
Alt Prcl ID						Plan Ref.		TUBE 167					
Split Zonin						Land Ct#							
BID Parcel						#SR							
ResExpt Q YES:						Life Estate							
#DL 1 LOT 76						PP STATU							
#DL 2						Assoc Pid#							
GIS ID F_945094_2695224								Total		420,700		420,700	

801  
 FY2025  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
GIORDANO, JOSEPH A TR		8045	0320	06-15-1992	Q	I	1	00	Year	Code	Assessed	Year	Code	Assessed
GIORDANO, JOSEPH & PATRICIA		3276	0157	04-29-1981	U		0		2025	1010	263,500	2024	1010	261,400
										1010	157,200	2023	1010	227,500
													1010	142,900
									Total		420,700	Total		418,600
									Total			Total		370,400

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
2019	5C	RESIDENTIAL EXEMPTION	0.00																	
2025	22	VETERAN	0.00																	
Total			0.00																	

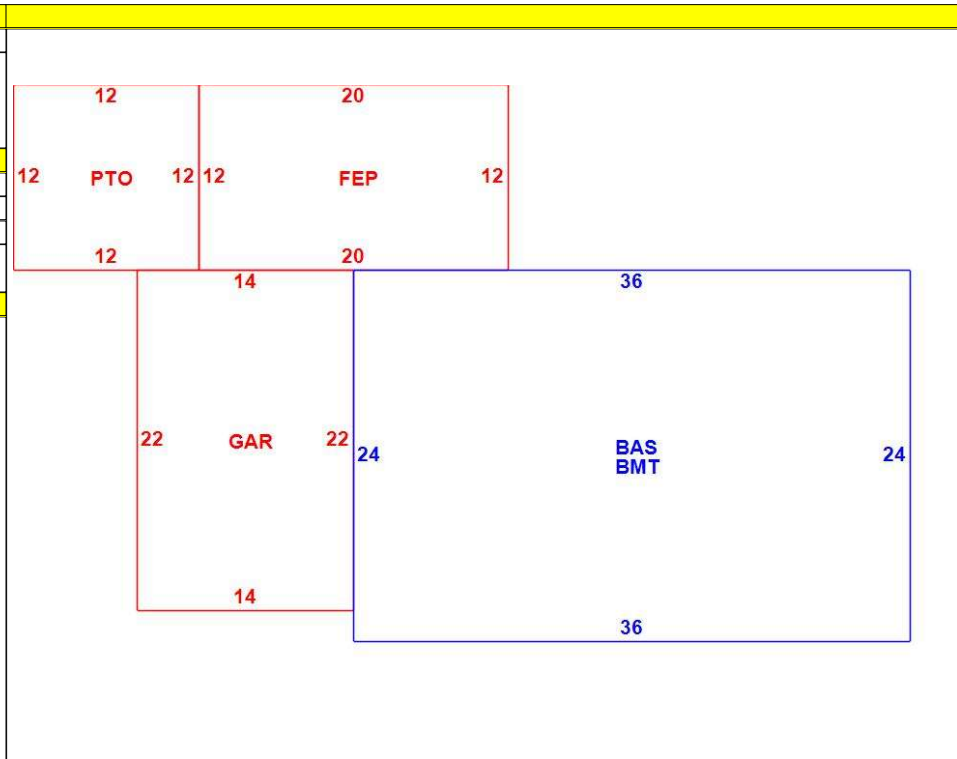
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105			COTUIT				

NOTES													

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
EXPR-23-8	01-20-2023	835	Sid/Wind/Roof/	2,886		100		weatherization	07-31-2024	EG	03		16	In Office Review
200903453	07-27-2009	NS	New Siding	13,957	06-30-2010	100	06-30-2010	RESIDE, REPL UV .30	08-07-2023	EG	03		16	In Office Review
B22585	10-01-1980	DW	Dwelling	0	01-15-1982	100	12-31-1982	CO 1 STOR	07-08-2022	EG	03		16	In Office Review
									08-11-2021	JD	03		16	In Office Review
									07-16-2020	LH	03		16	In Office Review
									05-28-2020	DM			FR	Field Review
									08-14-2019	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	2	0.500	AC	176,344.00	1.78240	1.0000	5	1.00	0105	1.000		1.0000	314,315.5	157,200
Total Card Land Units					0.50	AC	Parcel Total Land Area					0.50	Total Land Value				157,200

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	25	Vinyl Siding			
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	14	Carpet			
Interior Floor 2	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			
<b>CONDO DATA</b>					
Parcel Id		C		Owne	0.0
Adjust Type	Code	Description	Factor%		
Condo Fir					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New		266,976			
Year Built		1980			
Effective Year Built		2000			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		19			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		81			
RCNLD		216,300			
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
FPL1	Fireplace 1 sto	B	1	5000.00	1998		81		0.00	4,100
FEP	Enclosed porc	B	240	70.00	1998		81		0.00	11,400
GAR	Attached Gara	B	308	40.00	1998		81		0.00	11,000
BMT	Basement-Unfi	B	864	26.01	1998		81		0.00	19,400
PAT2	Patio-Good	L	144	9.94	1999		80		0.00	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	864	864	864	309.00	266,976	
BMT	Basement Area	0	864	0	0.00	0	
FEP	Enclosed Porch	0	240	0	0.00	0	
GAR	Attached Garage	0	308	0	0.00	0	
PTO	Patio	0	144	0	0.00	0	
Ttl Gross Liv / Lease Area		864	2,420	864		266,976	

