

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
MANNI, NATHANIEL F TR FONTES IRREVOCABLE TRUST 61 SUNDELIN WAY WEST BARNSTA MA 02668		1	Level	4	Gas	1	Paved	1	Lake/Pond Fro	Description	Code	Assessed	Assessed
				5	Well					RESIDNTL	1010	419,700	419,700
				6	Septic			5		RES LAND	1010	388,300	388,300
SUPPLEMENTAL DATA													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 4 #DL 2 GIS ID F_970543_2715104						Plan Ref. 415/88 Land Ct# #SR Life Estate PP STATU Assoc Pid#				Total 808,000 808,000			

801
 FY2025
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)							
MANNI, NATHANIEL F TR FONTES, DONNA MARIE SUNDELIN, VARMA T E & CAROL		36033	186	10-13-2023		U	I			1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		5253	0032	08-18-1986		Q	I	115,000		U		2025	1010	419,700	2024	1010	392,600	2023	1010	348,300	
		1216	0494	09-12-1963		U		0					1010	388,300		1010	388,300		1010	361,000	
Total												808,000		Total		780,900		Total		709,300	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount												
2025	N5C	NO RESIDENTIAL EXEMPTION	0.00																
Total			0.00																

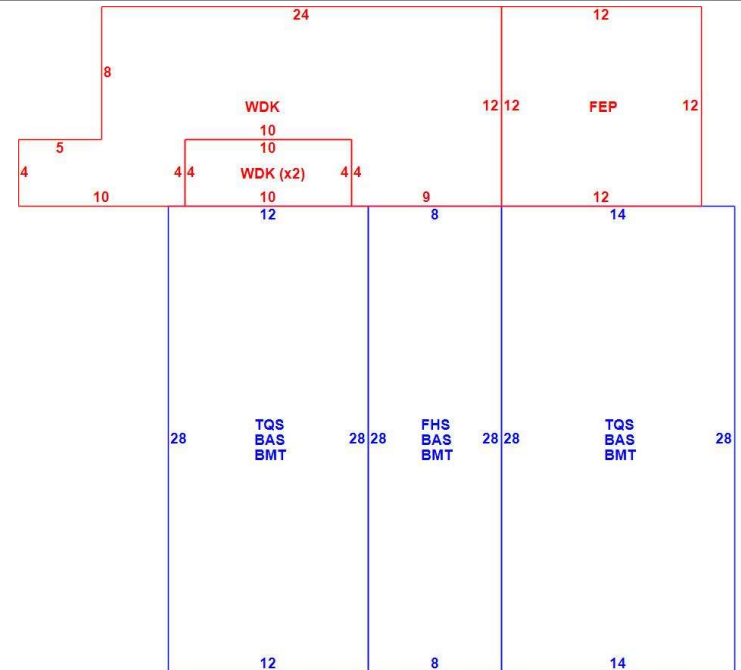
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name		B	Tracing		Batch	
0109				WBARNS			

NOTES												APPRAISED VALUE SUMMARY			
												Appraised Bldg. Value (Card)	376,900		
												Appraised Xf (B) Value (Bldg)	38,300		
												Appraised Ob (B) Value (Bldg)	4,500		
												Appraised Land Value (Bldg)	388,300		
												Special Land Value	0		
												Total Appraised Parcel Value	808,000		
												Valuation Method	C		
												Total Appraised Parcel Value	808,000		

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
201206381	10-22-2012	IN	Insulation	1,800	06-30-2013	100	06-30-2013	INSULATE-AIR SEAL	07-27-2021	SR	01		03	Cycl Insp Comp
B36334	11-01-1993	DW	Dwelling	70,000	01-15-1995	100	06-30-1995	WB 11/2 S	05-14-2020	DM			FR	Field Review
									08-14-2012	RB	03		16	In Office Review
									11-12-2009	PT	02		14	Cyclical Inspection

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	5	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0109	2.200	GARRETT'S POND		1.0000	387,956.8	
1	1010	Single Fam M-0	RF	5	0.010	AC 14,250.00	1.00000	1.0000	0	1.00	0109	2.200			1.0000	31,350	
Total Card Land Units					1.01	AC	Parcel Total Land Area					1.01	Total Land Value				388,300

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					
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
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		414,160
			Year Built		1994
			Effective Year Built		2012
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		9
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		91
			RCNLD		376,900
			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	2010		91		0.00	5,500
WDC	Wood Decking	L	348	20.00	2002		66		0.00	4,500
FEP	Enclosed porc	B	144	70.00	2010		91		0.00	9,400
BMT	Basement-Unfi	B	952	26.01	2010		91		0.00	23,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	952	952	952	269.46	256,526
BMT	Basement Area	0	952	0	0.00	0
FEP	Enclosed Porch	0	144	0	0.00	0
FHS	Half Story	112	224	112	134.73	30,180
TQS	Three Quarter Story	473	728	473	175.07	127,455
WDC	Wood Deck	0	348	0	0.00	0
Ttl Gross Liv / Lease Area		1,537	3,348	1,537		414,161

