

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
SCHULZ, MICHAEL F TR 33 COTUIT HARBOR REALTY TRUST 1340 MAIN STREET OSTERVILLE MA 02655		1 Level	2 Public Water	1 Paved	1 Excel View	Description	Code	Assessed	Assessed		
			5 Well			RESIDNTL	1010	535,600	535,600		
			6 Septic		2	RES LAND	1010	1,396,900	1,396,900		
SUPPLEMENTAL DATA						Total				1,932,500	1,932,500
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 1, PARCELA #DL 2 GIS ID F_947652_2687180				Plan Ref. 691/68 & 681/87 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

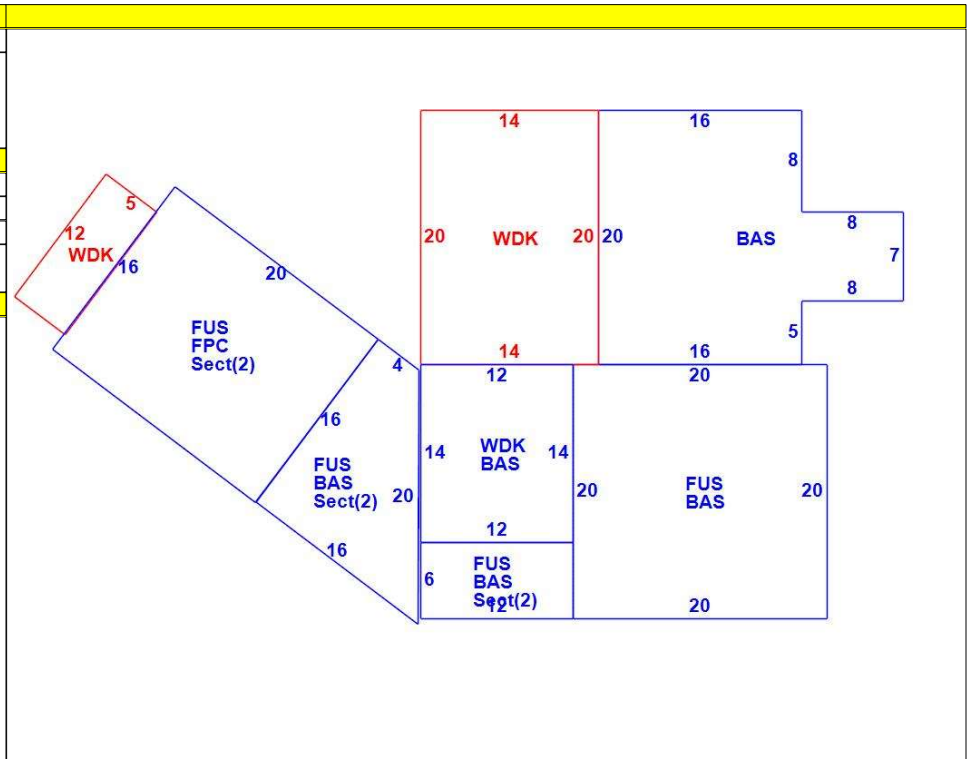
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SCHULZ, MICHAEL F TR		35967 153	08-31-2023	Q	I	2,240,000	00	Year	Code	Assessed	Year	Code	Assessed
MACKINNON, MATTHEW J TR		34339 103	07-29-2021	U	I	1	1F	2025	1010	535,600	2024	1010	541,700
MACKINNON, MATTHEW J TR		32409 0301	10-25-2019	U	I	0	1F		1010	1,396,900	2023	1010	1,396,900
GESNER, KONRAD TR		32388 0322	10-18-2019	Q	I	1,200,000	00						
BASS, MICHAELA TR		29761 0299	06-29-2016	Q	I	805,000	00						
Total								1,932,500	Total	1,938,600	Total	1,510,600	

EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor				
Total			0.00										
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)			510,300
0117								COTUIT		Appraised Xf (B) Value (Bldg)			10,400
NOTES										Appraised Ob (B) Value (Bldg)			14,900
										Appraised Land Value (Bldg)			1,396,900
										Special Land Value			0
										Total Appraised Parcel Value			1,932,500
										Valuation Method			C
										Total Appraised Parcel Value			1,932,500

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
BLDR-22-48	05-11-2022	804	Addn Alt-Res	45,000	06-28-2023	100	06-30-2023	Construction of enclosed bree	07-20-2023	SR	01		02	Bldg Permit Completed
BLDR-21-15	02-03-2022	804	Addn Alt-Res	150,000	06-28-2023	100	06-30-2023	Addition of new second floor b	08-16-2022	SR	01		13	CALL BACK
BLDR-22-10	01-18-2022	810	Demolition	3,500	04-27-2022	100	04-27-2022	demo existing 1 bedroom cotta	07-28-2022	CK	03		16	In Office Review
TB-20-3196	01-05-2021	804	Addn Alt-Res	189,000	06-21-2021	100	06-30-2021	raise front section of house. in	06-10-2022	TR	02		13	CALL BACK
19-4104	01-28-2020	804	Addn Alt-Res	20,000	06-17-2020	100	06-30-2020	Raise living room ceiling from	06-21-2021	SR	01		02	Bldg Permit Completed
19-931	03-28-2019	809	Deck	5,000	06-18-2019	100	06-30-2019	replace 88sq ft. existing deck o	06-09-2020	WD			FR	Field Review
19-897	03-26-2019	809	Deck	10,000	06-18-2019	100	06-30-2019	remove and replace existing d	02-19-2020	SAF			20	Sale Review

LAND LINE VALUATION SECTION													Notes	Location Adjustmen	Adj Unit P	Land Value	
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj					
1	1010	Single Fam M-0	RF	2	0.330 AC	176,344.00	2.60499	1.0000	5	0.95	0117	9.700	NEXT TO TOWN LNDG		1.0000	4,233,137	1,396,900
Total Card Land Units					0.33 AC	Parcel Total Land Area					0.33	Total Land Value					1,396,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
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	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style	02	Modernized			
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	30	3 Full-0 Half			
CONDO DATA			COST / MARKET VALUATION		
Parcel Id		C	Ownr		0.0
Adjust Type			Code		Description
Condo Flr					Factor%
Condo Unit					
Building Value New			587,298		
Year Built			1979		
Effective Year Built			2009		
Depreciation Code			VG		
Remodel Rating					
Year Remodeled					
Depreciation %			12		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			88		
RCNLD			510,300		
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
WDC	Deck comp w	L	448	28.00	2019		100		0.00	11,900
WDC	Wood Decking	L	60	20.00	2022		96		0.00	3,000

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	944	944	944	275.61	260,176
FUS	Upper Story	400	400	400	275.61	110,244
WDK	Wood Deck	0	508	0	0.00	0
Ttl Gross Liv / Lease Area		1,344	1,852	1,344		370,420



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			5 Well			RESIDNTL	1010	535,600	535,600		
			6 Septic		2	RES LAND	1010	1,396,900	1,396,900		
SUPPLEMENTAL DATA						Total				1,932,500	1,932,500
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MACKINNON, MATTHEW J TR		34339 103	07-29-2021	U	I	1	1F	2025	1010	535,600	2024	1010	541,700			
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Total								1,932,500		Total		1,938,600		Total		1,510,600

EXEMPTIONS			OTHER ASSESSMENTS					APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
Total		0.00						Appraised Bldg. Value (Card) 510,300				
								Appraised Xf (B) Value (Bldg) 10,400				
								Appraised Ob (B) Value (Bldg) 14,900				
								Appraised Land Value (Bldg) 1,396,900				
								Special Land Value 0				
								Total Appraised Parcel Value 1,932,500				
								Valuation Method C				
Total Appraised Parcel Value								1,932,500				

ASSESSING NEIGHBORHOOD		B		Tracing		Batch	
Nbhd	Nbhd Name	B		Tracing		Batch	
0117						COTUIT	

NOTES								VISIT / CHANGE HISTORY												
								Date	Id	Type	Is	Cd	Purpost/Result							
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19-897	03-26-2019	809	Deck	10,000	06-18-2019	100	06-30-2019	remove and replace existing d				02-19-2020	SAF			20	Sale Review	

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Total Card Land Units					0.33	AC	Parcel Total Land Area					0.33	Total Land Value					1,396,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
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AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	3				
Half Baths	2				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style	02	Modernized			
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	32	3 Full-2 Half			

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

COST / MARKET VALUATION		
Building Value New		587,298
Year Built		1979
Effective Year Built		2009
Depreciation Code		VG
Remodel Rating		
Year Remodeled		
Depreciation %		15
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		85
RCNLD		510,300
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
FOPC	Open Prch-roo	B	320	55.00	2022		85		0.00	10,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	232	232	232	275.61	63,942
FPC	Open Porch Conc. Floor	0	320	0	0.00	0
FUS	Upper Story	552	552	552	275.61	152,137
Ttl Gross Liv / Lease Area		784	1,104	784		216,079

