

CURRENT OWNER			TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
CASAGOCEAN LLC 410 E UPLAND ROAD ITHACA NY 14850			1	Level	2	Public Water	1	Paved	7	Waterfront	Description RESIDNTL RES LAND	Code 1090 1090	Assessed 1,883,000 5,032,200	Assessed 1,883,000 5,032,200
			4	Gas			1	Excel View						
			6	Septic			4							
SUPPLEMENTAL DATA											801 FY2025 BARNSTABLE, MA VISION			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_985453_2694286						Plan Ref. 117/139 Land Ct# #SR Life Estate PP STATU Assoc Pid#								
Total														

RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)								
CASAGOCEAN LLC			31652	0133	11-08-2018		U	I			8,400,000		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
O'NEILL, J BRIAN & MIRIAM P			11675	0306	09-02-1998		Q	I			2,250,000		00		2025	1090	1,883,000	2024	1090	1,752,900	2023	1090	1,564,500
O'NEIL, J BRIAN & MIRIAM P			11196	0093	01-30-1998		U	I			2,250,000		1A			1090	5,032,200		1090	5,032,200		1090	4,599,400
REAM, GLENTWORTH B ET AL			11196	0090	01-30-1998						0												
REAM, BARBARA BORDEN			6049	0101	12-04-1987		U	I			1		H										
Total											6,915,200		Total	6,785,100	Total	6,163,900							

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD		
Nbhd	Nbhd Name	Batch
WF11		HYAN

NOTES																																														
This signature acknowledges a visit by a Data Collector or Assessor																																														
<table border="1"> <thead> <tr> <th colspan="4">APPRAISED VALUE SUMMARY</th> </tr> </thead> <tbody> <tr> <td>Appraised Bldg. Value (Card)</td><td colspan="3">1,561,200</td> </tr> <tr> <td>Appraised Xf (B) Value (Bldg)</td><td colspan="3">133,500</td> </tr> <tr> <td>Appraised Ob (B) Value (Bldg)</td><td colspan="3">188,300</td> </tr> <tr> <td>Appraised Land Value (Bldg)</td><td colspan="3">5,032,200</td> </tr> <tr> <td>Special Land Value</td><td colspan="3">0</td> </tr> <tr> <td>Total Appraised Parcel Value</td><td colspan="3">6,915,200</td> </tr> <tr> <td>Valuation Method</td><td colspan="3">C</td> </tr> <tr> <td>Total Appraised Parcel Value</td><td colspan="3">6,915,200</td> </tr> </tbody> </table>											APPRAISED VALUE SUMMARY				Appraised Bldg. Value (Card)	1,561,200			Appraised Xf (B) Value (Bldg)	133,500			Appraised Ob (B) Value (Bldg)	188,300			Appraised Land Value (Bldg)	5,032,200			Special Land Value	0			Total Appraised Parcel Value	6,915,200			Valuation Method	C			Total Appraised Parcel Value	6,915,200		
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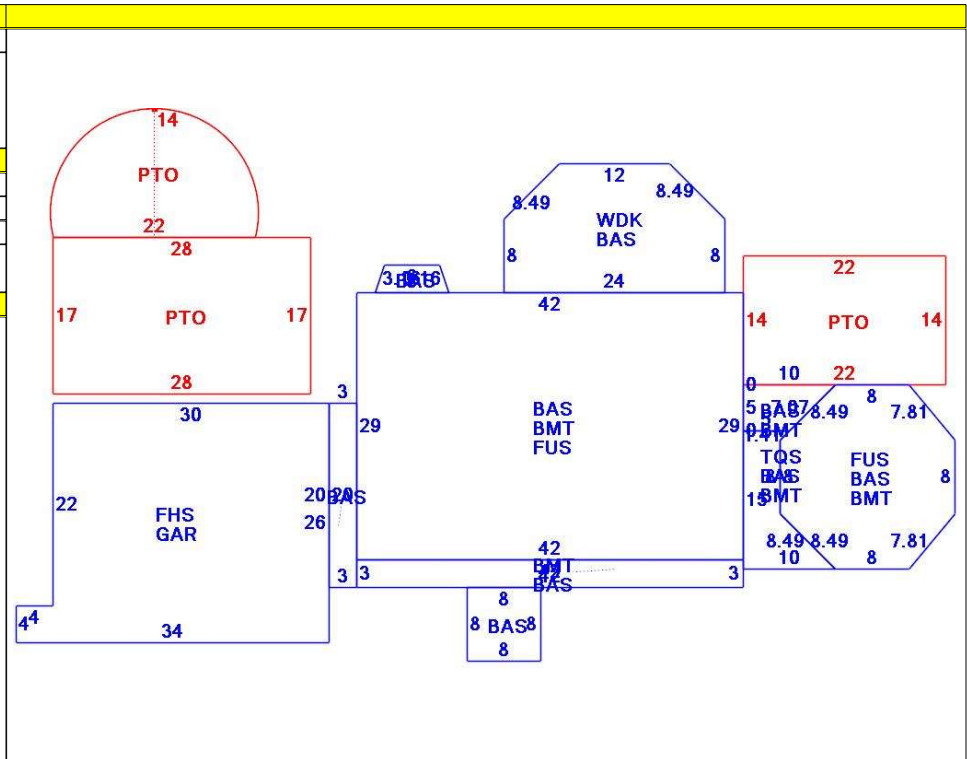
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-59	05-26-2023	804	Addn Alt-Res	48,500		100		**All work is to be done on cott		07-20-2020	SR	02		02	Bldg Permit Completed
20-932	03-30-2020	833	Shd-Res-under	4,000	07-20-2020	100	06-30-2020	Construct an 8 x 12 Shed (96		05-08-2020	WD			FR	Field Review
20-931	03-30-2020	835	Sid/Wind/Roof/	17,000	06-30-2020	100	06-30-2020	Replace 4 windows (in kind)		09-27-2019	CK	03		16	In Office Review
19-909	05-30-2019	880	Alt-Int work-Res	23,000	06-30-2019	100	06-30-2019	Interior Renovations Reviewer		09-20-2019	SR	02		02	Bldg Permit Completed
18-1995	06-27-2018	835	Sid/Wind/Roof/	15,000	06-30-2019	100	06-30-2019	Replace (6) windows and (1) sl		01-25-2018	SR	02		03	Cycl Insp Comp
16-2437	08-24-2016	835	Sid/Wind/Roof/	5,000	06-30-2019	100	06-30-2019	reside & replace 4 windows .2		05-13-2015	JR	03		03	Cycl Insp Comp
16-2053	07-19-2016	835	Sid/Wind/Roof/	8,000	06-30-2017	100	06-30-2017	Pool House-Reroof (stripping o		02-10-2014	MW	01		02	Bldg Permit Completed

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	1090	Multi Hses M-01	RF-1	4	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	WF11	27.000		1.0000	4,761,288	4,761,300	
Total Card Land Units					1.00	AC	Parcel Total Land Area					1.28	Total Land Value					4,761,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	B+	Custom Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2	07	Knotty Pine			
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	06	6 Bedrooms			
Full Baths	5				
Half Baths	1				
Extra Fixtures					
Total Rooms	10	10 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan	2				
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	51	5 Full-1 Half			

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

COST / MARKET VALUATION	
Building Value New	1,470,959
Year Built	1964
Effective Year Built	2002
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	83
RCNLD	1,220,900
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
BFA1	Bsmt Fin-Goo	B	1,460	32.56	2000		83		0.00	39,500
FPL2	Fireplace 1.5 s	B	1	6000.00	2000		83		0.00	5,000
FPO	Ext FP Openin	B	1	2000.00	2000		83		0.00	1,700
DKHD	Dock-Heavy	L	1	205000.0	2003		68		0.00	139,400
PATC	Conc Pavers	L	1,045	15.46	1998		79		0.00	11,400
GAR	Attached Gara	B	796	40.00	2000		83		0.00	21,500
BMT	Basement-Unfi	B	1,774	26.01	2000		83		0.00	33,600
FPLG	Gas Fireplace-	B	2	2500.00	2000		83		0.00	4,200
WDC	Wood Decking	L	300	20.00	2012		86		0.00	5,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,220	2,220	2,220	350.15	777,322
BMT	Basement Area	0	1,775	0	0.00	0
FHS	Half Story	398	796	398	175.07	139,358
FUS	Upper Story	1,532	1,532	1,532	350.15	536,422
GAR	Attached Garage	0	796	0	0.00	0
PTO	Patio	0	1,045	0	0.00	0
TQS	Three Quarter Story	51	79	51	226.04	17,857
WDK	Wood Deck	0	300	0	0.00	0
Ttl Gross Liv / Lease Area		4,201	8,543	4,201		1,470,959



CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION
CASAGOCEAN LLC 410 E UPLAND ROAD ITHACA NY 14850				1	Level	2	Public Water	1	Paved	7	Waterfront	Description	Code	Assessed	Assessed	
						4	Gas			1	Excel View	RESIDNTL	1090	1,883,000	1,883,000	
						6	Septic			4		RES LAND	1090	5,032,200	5,032,200	
SUPPLEMENTAL DATA												Total		6,915,200	6,915,200	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_985453_2694286				Plan Ref. 117/139 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)							
CASAGOCEAN LLC				31652	0133	11-08-2018	U	I			8,400,000	1			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
O'NEILL, J BRIAN & MIRIAM P				11675	0306	09-02-1998	Q	I			2,250,000	00	2025	1090	1,883,000	2024	1090	1,752,900	2023	1090	1,564,500		
O'NEIL, J BRIAN & MIRIAM P				11196	0093	01-30-1998	U	I			2,250,000	1A		1090	5,032,200		1090	5,032,200		1090	4,599,400		
REAM, GLENTWORTH B ET AL				11196	0090	01-30-1998					0												
REAM, BARBARA BORDEN				6049	0101	12-04-1987	U	I			1	H											
												Total		6,915,200	Total		6,785,100	Total		6,163,900			

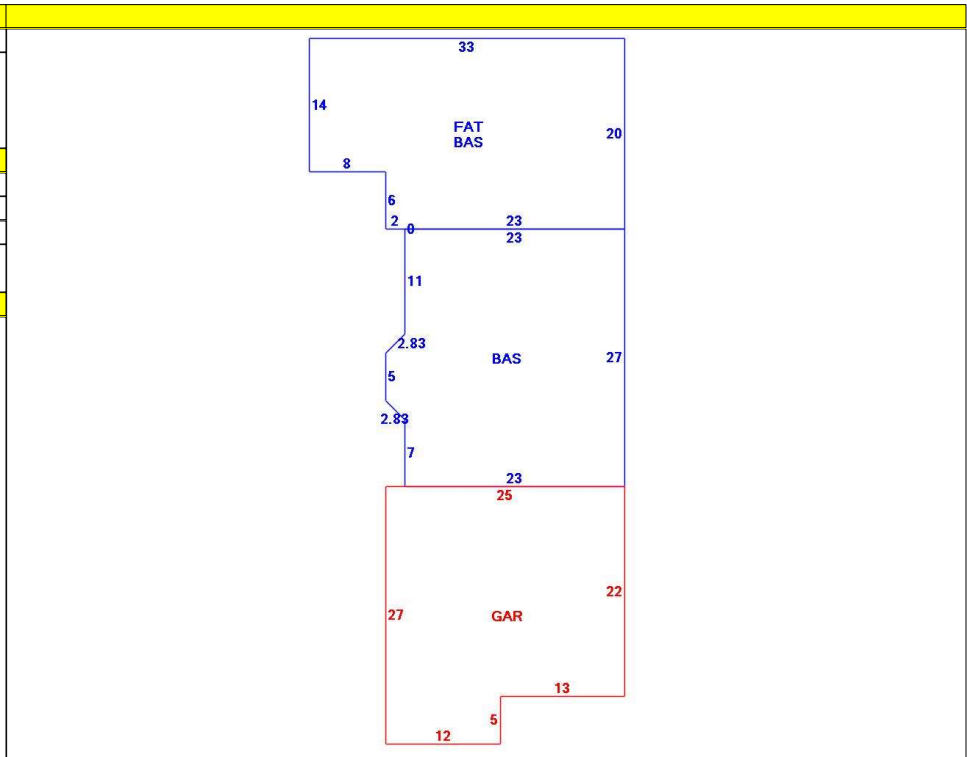
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int											
Total			0.00																

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)	1,561,200	
WF11				HYAN	Appraised Xf (B) Value (Bldg)	133,500	
					Appraised Ob (B) Value (Bldg)	188,300	
					Appraised Land Value (Bldg)	5,032,200	
					Special Land Value	0	
					Total Appraised Parcel Value	6,915,200	
					Valuation Method	C	
					Total Appraised Parcel Value	6,915,200	

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	

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		
2	1090	Multi Hses M-01	RF-1	4	0.280	AC	14,250.00	2.51428	1.0000	0	1.00	WF11	27.000		1.0000	967,371.2	270,900	
Total Card Land Units					0.28	AC	Parcel Total Land Area					1.28	Total Land Value					270,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	1.15	1 Story w/FAT			
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	09	Pine/Soft Wood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	01	1 Bedroom			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	3	3 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	11	1 Full-1 Half			
CONDO DATA					
Parcel Id		C		Ownr	0.0
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New		405,155			
Year Built		1969			
Effective Year Built		2004			
Depreciation Code		VG			
Remodel Rating					
Year Remodeled					
Depreciation %		16			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		84			
RCNLD		340,300			
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
FPL2	Fireplace 1.5 s	B	2	6000.00	2002		84		0.00	10,100
SPL1	Pool-Concrete	L	800	100.00	1983		18	00	1.00	13,400
GAR	Attached Gara	B	610	40.00	2002		84		0.00	17,900
PAT1	Patio- Average	L	1,432	5.89	1996		77		0.00	5,600
SPC1	Pool Cover-Au	L	800	17.53	1993		48		0.00	6,700
SPH3	Pool Heater 80	L	1	4116.00	2018		98		0.00	4,000
SHED	Shed	L	48	18.00	1993		48		0.00	400
SHED	Shed	L	120	18.00	2019		100		0.00	2,200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,247	1,247	1,247	302.58	377,317	
FAT	Attic, Finished	92	612	92	45.49	27,837	
GAR	Attached Garage	0	610	0	0.00	0	
Ttl Gross Liv / Lease Area		1,339	2,469	1,339		405,154	

