

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
OJHA, SAMIR PRAKASH & ROJINA G  100 BLACKTHORN ROAD  MARSTONS MIL MA 02648	1 Level	2 Public Water	1 Paved			Description	Code	Assessed	Assessed
		4 Gas				RESIDNTL	1010	502,800	502,800
		6 Septic			6	RES LAND	1010	166,300	166,300
<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q		Land Ct# 30751-E (SH 3)					
#DL 1 LOT 332		#DL 2		#SR					
GIS ID F_948050_2710437		Assoc Pid#		Life Estate					
				PP STATU					
						Total		669,100	669,100

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
OJHA, SAMIR PRAKASH & ROJINA GHIM	C233585	0	08-01-2023	Q	I	615,000	00	Year	Code	Assessed	Year	Code	Assessed			
MILLER, ELAINE ESTATE OF	BA23P07	0	07-31-2023	U	I	0	1	2025	1010	502,800	2024	1010	475,800			
MILLER, ELAINE	1485266	0	12-29-2018	U	I	0	1F		1010	166,300	2023	1010	415,300			
MILLER, JACOB B & ELAINE	C94589	0	12-15-1983	Q	V	10,750	U					1010	151,100			
								Total		669,100	Total		642,100	Total		566,400

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			MARSTM

NOTES			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	455,700
Appraised Xf (B) Value (Bldg)	39,100
Appraised Ob (B) Value (Bldg)	8,000
Appraised Land Value (Bldg)	166,300
Special Land Value	0
Total Appraised Parcel Value	669,100
Valuation Method	C
Total Appraised Parcel Value	669,100

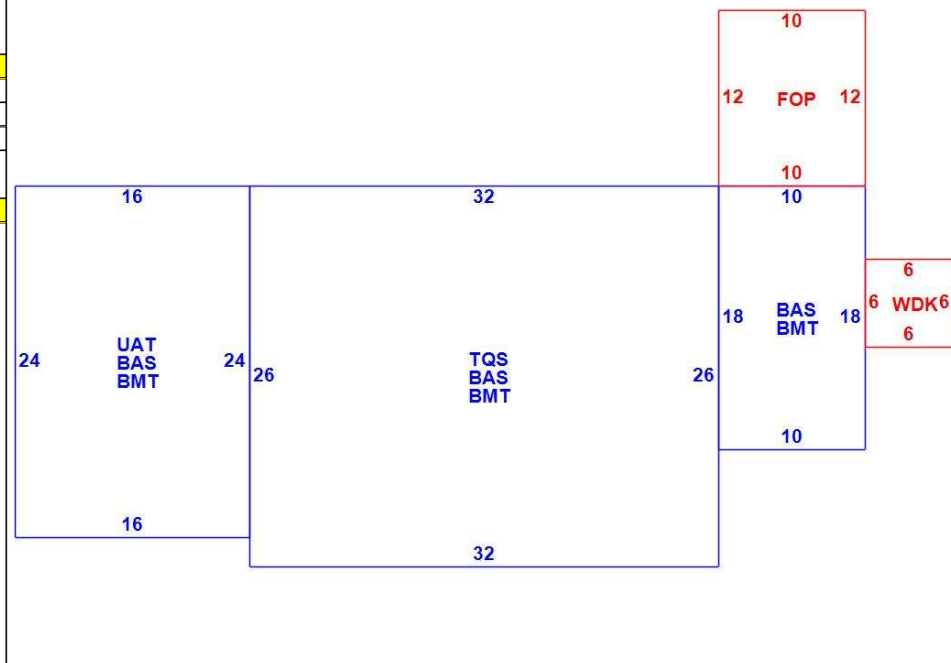
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-24-50	04-25-2024	839	Solar Panel-Re	29,000	06-17-2024	100	06-30-2024	Install 6.48 kW solar panels on	06-30-2024	TR	03		16	In Office Review
BLDR-24-45	04-17-2024	804	Addn Alt-Res	18,000	06-30-2024	100	06-30-2024	23 sq Strip and Re-Rooof. Sh	12-05-2022	DB	01		03	Cycl Insp Comp
B34015	10-01-1990	DW	Dwelling	121,000	01-15-1992	100	12-31-1992	MM 2 STOR	05-15-2020	LS			FR	Field Review
									04-24-2017	SR	01		14	Cyclical Inspection
									07-28-2014	JR	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	0.620	AC	176,344.00	1.52068	1.0000	5	1.00	0105	1.000		1.0000	268,166.3
Total Card Land Units					0.62	AC	Parcel Total Land Area					0.62	Total Land Value			166,300

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	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	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	1				
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	21	2 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		536,173
Year Built		1990
Effective Year Built		2005
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		15
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		85
RCNLD		455,700
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	2003		85		0.00	5,100
FOP	Open Porch-ro	B	120	55.00	2003		85		0.00	5,400
BMT	Basement-Unfi	B	1,396	26.01	2003		85		0.00	28,600
WDC	Wood Decking	L	36	20.00	2002		83		0.00	2,000
SHED	Shed	L	80	18.00	1997		46		0.00	700
GEN	Emergency Ge	L	1	5550.00	2022		96		0.00	5,300
SOL1	Solar PV Pane	B	16	860.00			0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,396	1,396	1,396	271.48	378,986
BMT	Basement Area	0	1,396	0	0.00	0
FOP	Open Porch	0	120	0	0.00	0
TQS	Three Quarter Story	541	832	541	176.53	146,871
UAT	Attic, Unfinished	0	384	38	26.87	10,316
WDK	Wood Deck	0	36	0	0.00	0
Ttl Gross Liv / Lease Area		1,937	4,164	1,975		536,173

