

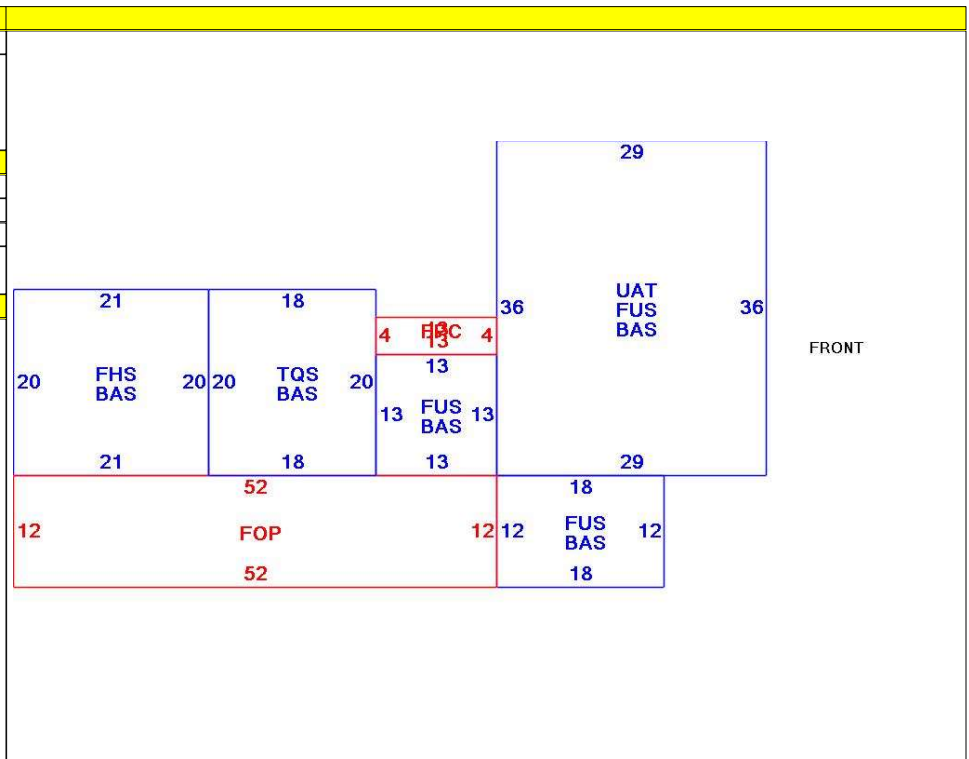
State Use 1090
Print Date 12/19/2024 2:04:36 A

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT													
MASON MANN FAMILY LLC 91 HILL ROAD TROY NY 12180				2	Above Street	2	Public Water			1	Water View	Description		Code	Assessed		Assessed		801 FY2025 BARNSTABLE, MA VISION						
						4	Gas					RESIDNTL	1090	1,754,500		1,754,500									
						6	Septic	1	Paved	6		RES LAND	1090	451,000		451,000									
				SUPPLEMENTAL DATA										Total		2,205,500		2,205,500							
Alt Prcl ID				Plan Ref.				118/99																	
Split Zonin				Land Ct#																					
BID Parcel				#SR																					
ResExpt Q				Life Estate																					
#DL 1 LOT B				PP STATU				A:Active																	
#DL 2																									
GIS ID F_952839_2700331				Assoc Pid#																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)									
MASON MANN FAMILY LLC MANN, BRUCE E & LAUREN R TRS GALVIN, JUDITH A GALVIN, KEVIN A & JUDITH A HENRY, WILLIAM G & ERCEG, PETER J				32904	0089	05-14-2020		U	I	0		1F	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed				
				29871	0080	08-19-2016		Q	I	1,495,000		00	2025	1090	1,754,500	2024	1090	1,692,000	2023	1090	1,440,200				
				26918	0073	12-05-2012		U	I	0		1		1090	451,000		1090	451,000		1090	425,100				
				13949	0077	06-18-2001		Q	I	1,000,000		00													
HENRY, WILLIAM G & ERCEG, PETER J				8291	0013	11-15-1992		U	I	100		F	Total		2,205,500		Total		2,143,000		Total		1,865,300		
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																									
Nbhd		Nbhd Name			B			Tracing			Batch														
0109											MARSTM														
NOTES																									
																		Appraised Bldg. Value (Card)						1,631,100	
																		Appraised Xf (B) Value (Bldg)						69,300	
																		Appraised Ob (B) Value (Bldg)						54,100	
																		Appraised Land Value (Bldg)						451,000	
																		Special Land Value						0	
																		Total Appraised Parcel Value						2,205,500	
																		Valuation Method						C	
																		Total Appraised Parcel Value						2,205,500	
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							
17-1073	04-18-2017	804	Addn Alt-Res	5,000	02-20-2018	100	06-30-2018	Permanent Awning on existing					06-02-2020	DM			FR	Field Review							
201204143	07-13-2012	WD	Wood Deck	20,000	01-17-2014	100	06-30-2014	REMOV/REPLC DECK SURR					08-09-2018	SR	01		02	Bldg Permit Completed							
200902818	06-29-2009	RW	Repair Work	2,000	10-29-2009	100	06-30-2010						02-20-2018	RB	01		15	Abatement Review							
76284	04-23-2004	TP	Temporary	500	07-16-2004	100	01-01-2005	TEMP TENT PERMIT					02-01-2017	JR	03		20	Sale Review							
68422	04-28-2003	TP	Temporary		07-16-2004	100	01-01-2005	TEMP TENT PERMIT					01-31-2014	MW	01		02	Bldg Permit Completed							
68296	04-23-2003	NS	New Siding	21,600	06-17-2003	100	01-01-2004						08-06-2010	TP	03		16	In Office Review							
B31126	08-01-1987	AD	Addition	25,000	01-15-1989	100	06-30-1989	MM REMOD'					04-23-2009	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	1090	Multi Hses M-01	RF	3	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0109	2.200	MILL POND				1.0000	387,956.8	388,000					
Total Card Land Units					1.00	AC	Parcel Total Land Area					3.01	Total Land Value					388,000							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	B+	Custom Plus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	22	Wide Pine			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	05	5 Bedrooms			
Full Baths	5				
Half Baths	0				
Extra Fixtures					
Total Rooms	12	12 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan	3				
Accessory Apt					
Foundation Alt	11	Stone Ftgs			
Rms Prts					
Bath Split	50	5 Full-0 Half			

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
FPL3	Fireplace 2 sto	B	2	7000.00	1989		77		0.00	10,800
FPO	Ext FP Openin	B	4	2000.00	1989		77		0.00	6,200
SHED	Shed	L	200	18.00	1995		52		0.00	1,900
SPL1	Pool-Concrete	L	934	100.00	1995		42	00	1.00	35,700
FOPC	Open Prch-roo	B	52	55.00	1989		77		0.00	2,300
PATF	Flagstone Pav	L	410	30.00	1985		66		0.00	8,000
WDC	Wood Deck w/	L	230	18.00	2013		88		0.00	4,100
FOPC	Open Prch-roo	B	624	55.00	1989		77		0.00	17,500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	2,209	2,209	2,209	361.02	797,493	
FHS	Half Story	210	420	210	180.51	75,814	
FOP	Open Porch	0	624	0	0.00	0	
FPC	Open Porch Conc. Floor	0	52	0	0.00	0	
FUS	Upper Story	1,429	1,429	1,429	361.02	515,898	
TQS	Three Quarter Story	234	360	234	234.66	84,479	
UAT	Attic, Unfinished	0	1,044	104	35.96	37,546	
Ttl Gross Liv / Lease Area		4,082	6,138	4,186		1,511,230	



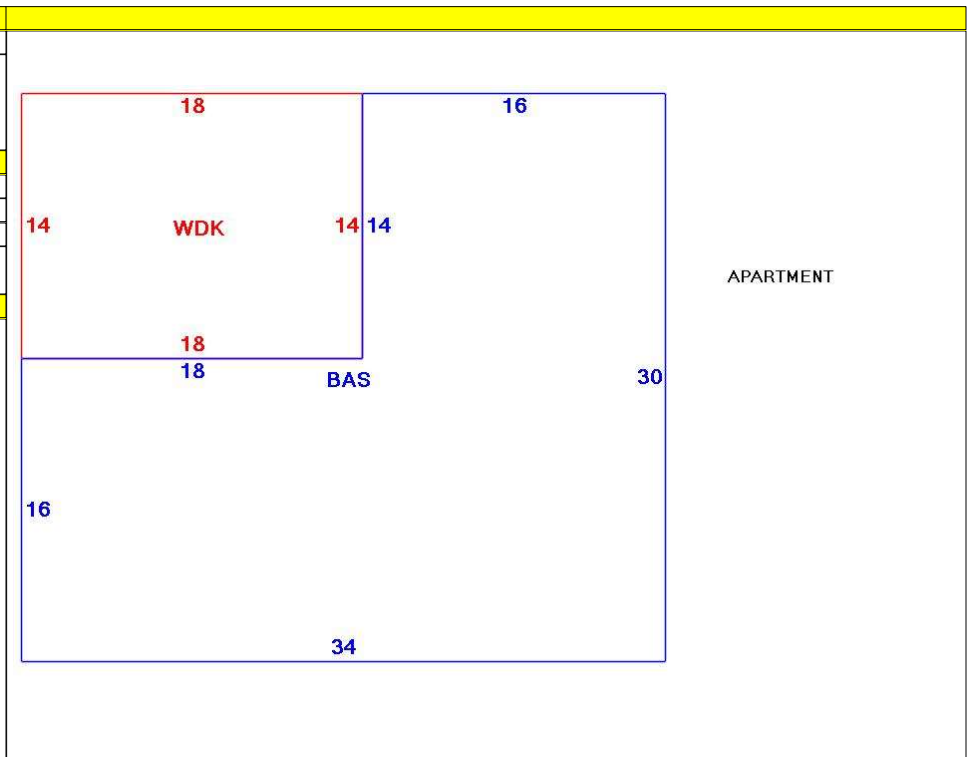
State Use 1090
Print Date 12/19/2024 2:04:37 A

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT																				
MASON MANN FAMILY LLC 91 HILL ROAD TROY NY 12180				2	Above Street	2	Public Water			1	Water View	Description		Code	Assessed		Assessed		801 FY2025 BARNSTABLE, MA VISION													
						4	Gas			RESIDNTL		1090	1,754,500		1,754,500																	
						6	Septic	1	Paved	6		RES LAND		1090	451,000		451,000															
				SUPPLEMENTAL DATA										Total		2,205,500		2,205,500														
Alt Prcl ID				Plan Ref. 118/99 Land Ct# #SR Life Estate PP STATU A:Active Assoc Pid#																												
Split Zonin																																
BID Parcel																																
ResExpt Q																																
#DL 1 LOT B																																
#DL 2																																
GIS ID F_952839_2700331																																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)																
MASON MANN FAMILY LLC				32904	0089	05-14-2020		U	I	0		1F	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed											
MANN, BRUCE E & LAUREN R TRS				29871	0080	08-19-2016		Q	I	1,495,000		00	2025	1090	1,754,500	2024	1090	1,692,000	2023	1090	1,440,200											
GALVIN, JUDITH A				26918	0073	12-05-2012		U	I	0		1		1090	451,000		1090	451,000		1090	425,100											
GALVIN, KEVIN A & JUDITH A				13949	0077	06-18-2001		Q	I	1,000,000		00																				
HENRY, WILLIAM G & ERCEG, PETER J				8291	0013	11-15-1992		U	I	100		F	Total		2,205,500	Total		2,143,000	Total		1,865,300											
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 Appraised Bldg. Value (Card) 1,631,100 Appraised Xf (B) Value (Bldg) 69,300 Appraised Ob (B) Value (Bldg) 54,100 Appraised Land Value (Bldg) 451,000 Special Land Value 0 Total Appraised Parcel Value 2,205,500 Valuation Method C Total Appraised Parcel Value 2,205,500																
Nbhd		Nbhd Name			B			Tracing			Batch																					
0109											MARSTM																					
NOTES																																
																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	3	2.010	AC	14,250.00	1.00000	1.0000	0	1.00	0109	2.200					1.0000	31,350	63,000												
Total Card Land Units					2.01	AC	Parcel Total Land Area					3.01				Total Land Value					63,000											

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	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	22	Wide Pine			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	01	1 Bedroom			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	2	2 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	11	Stone Ftgs			
Rms Prts					
Bath Split	10	1 Full-0 Half			

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
SHED	Shed	L	154	18.00	1996		54		0.00	1,500
WDC	Wood Decking	L	252	20.00	1996		54		0.00	2,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	768	768	768	334.91	257,211
WDC	Wood Deck	0	252	0	0.00	0
Ttl Gross Liv / Lease Area		768	1,020	768		257,211



CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						801 FY2025 BARNSTABLE, MA VISION															
MASON MANN FAMILY LLC 91 HILL ROAD TROYNY12180				2Above Street		2Public Water				1Water View		Description		Code		Assessed				Assessed													
						4Gas						RESIDNTL		1090		1,754,500				1,754,500													
						6Septic		1Paved		6		RES LAND		1090		451,000				451,000													
				SUPPLEMENTAL DATA										Total		2,205,500				2,205,500													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1LOT B #DL 2 GIS IDF_952839_2700331				Plan Ref. 118/99 Land Ct# #SR Life Estate PP STATU A:Active Assoc Pid#																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
MASON MANN FAMILY LLC MANN, BRUCE E & LAUREN R TRS GALVIN, JUDITH A GALVIN, KEVIN A & JUDITH A HENRY, WILLIAM G & ERCEG, PETER J				329040089		05-14-2020		U		I		0		1F		Year		Code		Assessed		Year		Code		Assessed V		Year		Code		Assessed	
				298710080		08-19-2016		Q		I		1,495,000		00		2025		1090		1,754,500		2024		1090		1,692,000		2023		1090		1,440,200	
				269180073		12-05-2012		U		I		0		1				1090		451,000				1090		451,000				1090		425,100	
				139490077		06-18-2001		Q		I		1,000,000		00																			
82910013				11-15-1992		U		I		100		F		Total		2,205,500		Total		2,143,000		Total		1,865,300									
EXEMPTIONS				OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																			
Year		Code		Description		Amount		Code		Description		Number												Amount		Comm Int							
																		APPRAISED VALUE SUMMARY															
																				Appraised Bldg. Value (Card)		1,631,100											
																				Appraised Xf (B) Value (Bldg)		69,300											
																				Appraised Ob (B) Value (Bldg)		54,100											
																				Appraised Land Value (Bldg)		451,000											
																				Special Land Value		0											
																				Total Appraised Parcel Value		2,205,500											
																				Valuation Method		C											
																				Total Appraised Parcel Value		2,205,500											
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					
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	
3		1090		Multi Hses M-01		RF		3		0SF		165,000.00		1.00000		1.0000		5		1.00		0109		2.200				0.0000		363,000		0	

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					
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					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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	64	55.00	2003		85		0.00	2,900
GAR	Attached Gara	B	1,152	40.00	2003		85		0.00	29,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
FHS	Half Story	168	336	168	161.06	54,114
FPC	Open Porch Conc. Floor	0	64	0	0.00	0
FUS	Upper Story	816	816	816	322.11	262,842
GAR	Attached Garage	0	1,152	0	0.00	0
Ttl Gross Liv / Lease Area		984	2,368	984		316,956

