

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CHMARA, ANN 71 SANDY VALLEY ROAD MARSTONS MIL MA 02648		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	390,000	390,000
			6 Septic		6	RES LAND	1010	155,900	155,900
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 34 #DL 2 GIS ID F_957155_2705860				Plan Ref. 334/5 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 545,900 545,900			

801
 FY2025
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CHMARA, ANN		29217 0055	10-21-2015	Q	I	307,000	00	Year	Code	Assessed	Year	Code	Assessed
COSTA, VERNON S & JOAN K		12604 0186	10-15-1999	Q	I	168,000	00	2025	1010	390,000	2024	1010	386,400
RUSSO, EDWARD M & MILDRED M		4305 0019	11-15-1984	Q	I	67,675	U		1010	155,900		1010	155,900
FRANCO, NICHOLAS D TR		3861 0331	09-15-1983	U	V	450,000	N	Total		545,900	Total		542,300
								Total		477,500	Total		477,500

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY			
Year	Code	Description	Amount	Code	Description	Number	Amount	This signature acknowledges a visit by a Data Collector or Assessor			
2017	5C	RESIDENTIAL EXEMPTION	0.00					Appraised Bldg. Value (Card) 322,500			
Total			0.00					Appraised Xf (B) Value (Bldg) 60,000			

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			MARSTM

NOTES			
<p>Appraised Ob (B) Value (Bldg) 7,500</p> <p>Appraised Land Value (Bldg) 155,900</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 545,900</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 545,900</p>			

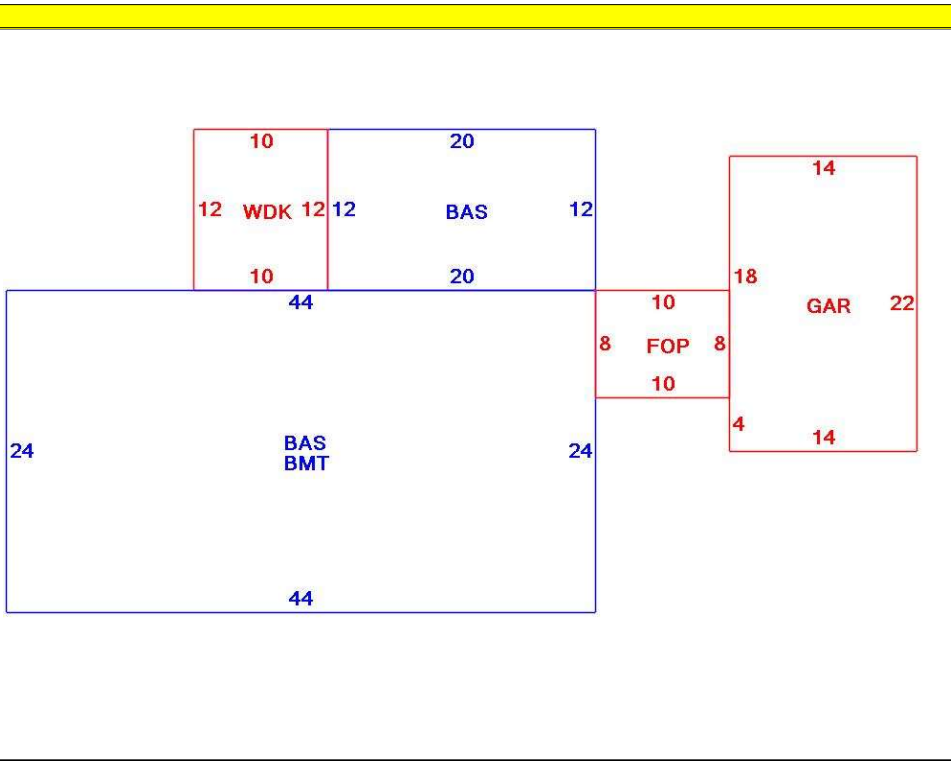
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201508792	01-04-2016	IN	Insulation	2,900	06-30-2016	100	06-30-2016	WEATHERIZATION	05-08-2020	LS			FR	Field Review
201204763	08-20-2012	FB	Finish Basemen	28,886	06-30-2013	100	06-30-2013	FIN BMT W OWENS CORNIN	08-15-2017	KM	02		03	Cycl Insp Comp
20062327	08-07-2006	NR	New Roof	5,500	06-30-2007	100	06-30-2007	REROOF STRIPPING OLD	07-01-2016	GC	03		16	In Office Review
B29792	08-01-1986	AD	Addition	2,700	01-15-1987	100	06-30-1987	MM PORCH	05-23-2016	JR	03		20	Sale Review
B25947	01-01-1984	DW	Dwelling	0	01-15-1985	100	06-30-1985	MM 1 STOR	12-07-2015	AL	03		16	In Office Review
									05-13-2013	NF	03		16	In Office Review
									06-21-2006	PT	02		01	Meas/Est

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	0.460 AC	176,344.00	1.92125	1.0000	5	1.00	0105	1.000		1.0000	338,809.7	155,900	
Total Card Land Units					0.46 AC	Parcel Total Land Area					0.46	Total Land Value					155,900

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	25	Vinyl Siding			
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	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 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	Owne 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	370,643
Year Built	1984
Effective Year Built	2007
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	13
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	87
RCNLD	322,500
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	Wood Decking	L	120	20.00	1999		60		0.00	2,300
FOP	Open Porch-ro	B	80	55.00	2005		87		0.00	4,200
GAR	Attached Gara	B	308	40.00	2005		87		0.00	11,800
BMT	Basement-Unfi	B	1,056	26.01	2005		87		0.00	24,000
BFA2	Bsmt Fin-VG-	B	421	54.47	2005		87		0.00	20,000
GEN	Emergency Ge	L	1	5550.00	2016		94		0.00	5,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,296	1,296	1,296	285.99	370,643
BMT	Basement Area	0	1,056	0	0.00	0
FOP	Open Porch	0	80	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
WDK	Wood Deck	0	120	0	0.00	0
Ttl Gross Liv / Lease Area		1,296	2,860	1,296		370,643

