

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>
WADHERA, SANGEETA MEHTA TR SANGEETA MEHTA WADHERA REV T 315 HIGHLAND AVENUE UNIT 208 SOMERVILLE MA 02144		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDENTL	1010	2,300,900	2,300,900	
			2 Public Water		7	RES LAND	1010	1,852,900	1,852,900	
SUPPLEMENTAL DATA										
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT D11-A #DL 2 GIS ID F_960084_2689105				Plan Ref. Land Ct# 3145-I #SR Life Estate PP STATU A:Active Assoc Pid#		Total		4,153,800	4,153,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	1010	2,300,900	2024	1010	2,038,900	2023	1010	1,822,700						
	1010	1,852,900			1,356,200			1,102,500						
WADHERA, SANGEETA MEHTA TR		C229377 0	03-11-2022	U	I	1	1F							
WADHERA, NAVEEN & SANGEETA MEHT		C225587 0	03-12-2021	Q	I	2,500,000	00							
DIBONA, JOANNE T TR		D138928 0	05-25-2019	U	I	0	1F							
DIBONA, LAWRENCE & JOANNE T TRS		C216845 0	07-25-2018	U	I	1	1F							
DIBONA, LAWRENCE & JOANNE T		C90204 0	11-18-1982	Q	I	208,000	U							
Total						4,153,800	Total	3,395,100	Total		2,925,200			

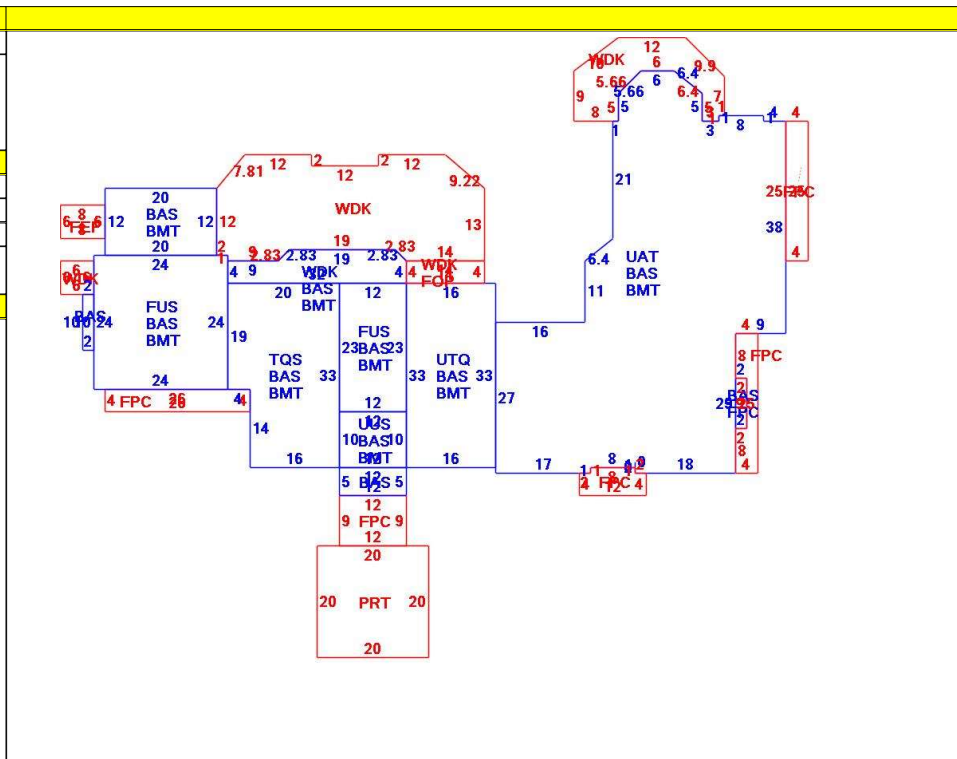
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor							
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int							
Total			0.00												

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B	Tracing	Batch							
0117				OSTVIL							
NOTES											
				Appraised Bldg. Value (Card)		1,981,000					
				Appraised Xf (B) Value (Bldg)		215,600					
				Appraised Ob (B) Value (Bldg)		104,300					
				Appraised Land Value (Bldg)		1,852,900					
				Special Land Value		0					
				Total Appraised Parcel Value		4,153,800					
				Valuation Method		C					
				Total Appraised Parcel Value		4,153,800					

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
84794	06-14-2005	FB	Finish Basemen	80,640	01-30-2006	100	01-01-2006	1260 SF APPROX	04-03-2024	TR	03		16	In Office Review
79712	10-04-2004	AD	Addition	15,000	07-11-2005	100	01-01-2005	PORTICO W/DECK OVER	04-26-2021	BM	22		22	Change of Address
71385	09-09-2003	AD	Addition	375,000	07-11-2005	100	01-01-2005	NEW MIDDLE SEC OF HS, A	05-28-2020	WD			FR	Field Review
64570	10-16-2002	AD	Addition	227,104	07-11-2005	100	01-01-2005	GAR INTO MUDRM, GUESTR	12-19-2019	SR	01		03	Cycl Insp Comp
B36231	10-01-1993	SP	Swimming Pool	11,000	01-15-1995	100	12-31-1995	OS SW POO	05-16-2016	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-1	3	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0117	9.700	GOLF COURSE FRONTAGE		1.0000	1,710,536
1	1010	Single Fam M-0	RF-1	3	1.030	AC 14,250.00	1.00000	1.0000	0	1.00	0117	9.700			1.0000	142,400
Total Card Land Units					2.03	AC	Parcel Total Land Area					2.03	Total Land Value			1,852,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	B	Custom			
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	03	Plastered			
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	05	5 Bedrooms			
Full Baths	8				
Half Baths	0				
Extra Fixtures					
Total Rooms	14	14 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	80	8 Full-0 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Owne 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		2,176,968
			Year Built		2004
			Effective Year Built		2012
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		9
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		91
			RCNLD		1,981,000
			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	2010		91		0.00	10,900
SPL3	Pool Gunite	L	1,312	75.00	1994		40	00	1.00	36,300
BGR2	2 Stall Bmt Ga	B	2	3244.00	2010		91		0.00	5,900
BFA3	Bsmt Fin-Exc-	B	1,440	63.36	2010		91		0.00	83,000
PTCO	Portico	L	400	44.92	2010		86	00	1.00	15,500
WDC	Wood Decking	L	1,308	20.00	2007		76		0.00	17,600
FOP	Open Porch-ro	B	56	55.00	2010		91		0.00	3,300
BMT	Basement-Unfi	B	4,991	26.01	2010		91		0.00	92,000
FOPC	Open Prch-roo	B	468	55.00	2010		91		0.00	15,800
FEP	Enclosed porc	B	48	70.00	2010		91		0.00	4,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	5,089	5,089	5,089	313.32	1,594,501
BMT	Basement Area	0	4,991	0	0.00	0
FEP	Enclosed Porch	0	48	0	0.00	0
FOP	Open Porch	0	56	0	0.00	0
FOPC	Open Porch Conc. Floor	0	468	0	0.00	0
FUS	Upper Story	852	852	852	313.32	266,951
PRT	Portico	0	400	0	0.00	0
TQS	Three Quarter Story	393	604	393	203.87	123,136
UAT	Attic, Unfinished	0	2,477	248	31.37	77,704
UTQ	Unfinished Three-quarter story	0	528	264	156.66	82,717
Ttl Gross Liv / Lease Area		6,334	16,942	6,948		2,176,968



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<b>SUPPLEMENTAL DATA</b>									
Alt Prcl ID			Plan Ref.						
Split Zonin			Land Ct# 3145-I						
BID Parcel			#SR						
ResExpt Q			Life Estate						
#DL 1 LOT D11-A			PP STATU A:Active						
#DL 2									
GIS ID F_960084_2689105			Assoc Pid#						
						Total		4,153,800	4,153,800

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

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0117			OSTVIL

NOTES			

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Roof Cover	10	Wood Shingle				Adjust Type	Code	Description		Factor%	
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Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
PATF	Flagstone Pav	L	1,648	30.00	1994		75		0.00	31,100	
SPH3	Pool Heater 80	L	1	4116.00	1994		50		0.00	2,100	
SHED	Shed	L	96	18.00	2019		100		0.00	1,700	
<b>BUILDING SUB-AREA SUMMARY SECTION</b>											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
UUS	Upper Story, Unfinished	0	120	102	266.32	31,959					
WDK	Wood Deck	0	1,309	0	0.00	0					
Ttl Gross Liv / Lease Area											