

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								801 FY2025 BARNSTABLE, MA VISION				
BASTIEN, CHARLENE 26 CAPT ALDENS LN OSTERVILLE MA 02655				2	Above Street	2	Public Water	1	Paved			Description RESIDNTL RES LAND	Code 1010 1010	Assessed		Assessed								
						4	Gas							408,900	408,900									
						6	Septic			7				152,200	152,200									
SUPPLEMENTAL DATA																								
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 3 #DL 2 GIS ID F_961590_2700693								Plan Ref. 325/1 Land Ct# #SR Life Estate PP STATU Assoc Pid#																
												Total		561,100		561,100								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)											
BASTIEN, CHARLENE LAMAGNA, CHARLENE LAMAGNA, JOHN & CHARLENE				11549	0292	07-03-1998		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed			
				9376	0180	09-23-1994		U	I	1		H	2025	1010	408,900	2024	1010	381,100	2023	1010	325,400			
				3207	0263	12-11-1980		U		0				1010	152,200		1010	152,200		1010	138,400			
				Total									Total		561,100		Total		463,800					
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description		Amount		Code	Description		Number		Amount											Comm Int		
2024	5C	RESIDENTIAL EXEMPTION		0.00																				
				Total		0.00																		
ASSESSING NEIGHBORHOOD												APPRaised VALUE SUMMARY Appraised Bldg. Value (Card) 371,500 Appraised Xf (B) Value (Bldg) 32,000 Appraised Ob (B) Value (Bldg) 5,400 Appraised Land Value (Bldg) 152,200 Special Land Value 0 Total Appraised Parcel Value 561,100 Valuation Method C Total Appraised Parcel Value 561,100												
Nbhd		Nbhd Name		B		Tracing		Batch																
0105								OSTVIL																
NOTES																								
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						
20-2666	09-24-2020	835	Sid/Wind/Roof/		40,000		100		Replacement of roof. Replace				08-14-2023	JO	03		16	In Office Review						
												04-30-2020	LS			FR	Field Review							
												06-18-2018	MS	03		16	In Office Review							
												03-15-2017	KM	02		03	Cycl Insp Comp							
												07-03-2007	PT	02		14	Cyclical Inspection							
												11-24-1998	FS	05		08	Inspection Refused							
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	RC	3	0.350	AC	176,344.00	2.46674	1.0000	5	1.00	0105	1.000				1.0000	434,987.7	152,200					
Total Card Land Units					0.35	AC	Parcel Total Land Area					0.35	Total Land Value					152,200						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
Exterior Wall 1	06	Vertical Sidin			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	22	Wide Pine			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 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			458,660
Year Built			1978
Effective Year Built			1999
Depreciation Code			A
Remodel Rating			
Year Remodeled			
Depreciation %			19
Functional Obsol			0
External Obsol			0
Trend Factor			1
Condition			
Condition %			
Percent Good			81
RCNLD			371,500
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
FPL3	Fireplace 2 sto	B	1	7000.00	1997		81		0.00	5,700
BRR	Bsmt Rec Rm-	B	916	8.05	1997		81		0.00	6,000
WDC	Wood Decking	L	192	20.00	1997		56		0.00	2,600
PAT2	Patio-Good	L	126	9.94	1997		78		0.00	1,100
BMT	Basement-Unfi	B	916	26.01	1997		81		0.00	20,300
SHED	Shed	L	96	18.00	2018		98		0.00	1,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	916	916	916	250.36	229,330
BMT	Basement Area	0	916	0	0.00	0
FUS	Upper Story	916	916	916	250.36	229,330
PTO	Patio	0	126	0	0.00	0
WDK	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		1,832	3,066	1,832		458,660

