

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SAMPLE, FREDERICK PO BOX 8 HYANNISPORT MA 02647								Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
								RESIDNTL	1010	531,400	531,400	
								RES LAND	1010	296,700	296,700	VISION
SUPPLEMENTAL DATA								Total		828,100	828,100	
Alt Prcl ID				Split Zonin WBVBD;RF		Plan Ref. 177/43						
#DL 1 LOT 10				#DL 2		Land Ct#		#SR		Life Estate		
GIS ID F_964518_2720742						Assoc Pid#						

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
SAMPLE, FREDERICK				33588	0019	12-18-2020	Q	I	550,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
1000 MAIN LLC				27876	0218	12-11-2013	Q	I	540,000	00	2023	1010	461,900	2022	1010	394,000	2021	1010	352,300
PACKET LANDING LLC				22277	0102	08-21-2007	U	I	1	1A		1010	293,500		1010	188,100		1010	199,800
BIRDSEY, CHARLES J & BIRDSEY, BARB				5757	0268	06-15-1987	U	I	360,000	1								1010	66,100
AUCLAIR, L RICHARD				4959	0238	03-15-1986	Q	I	1	U	Total		755,400	Total		582,100	Total		618,200

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																	

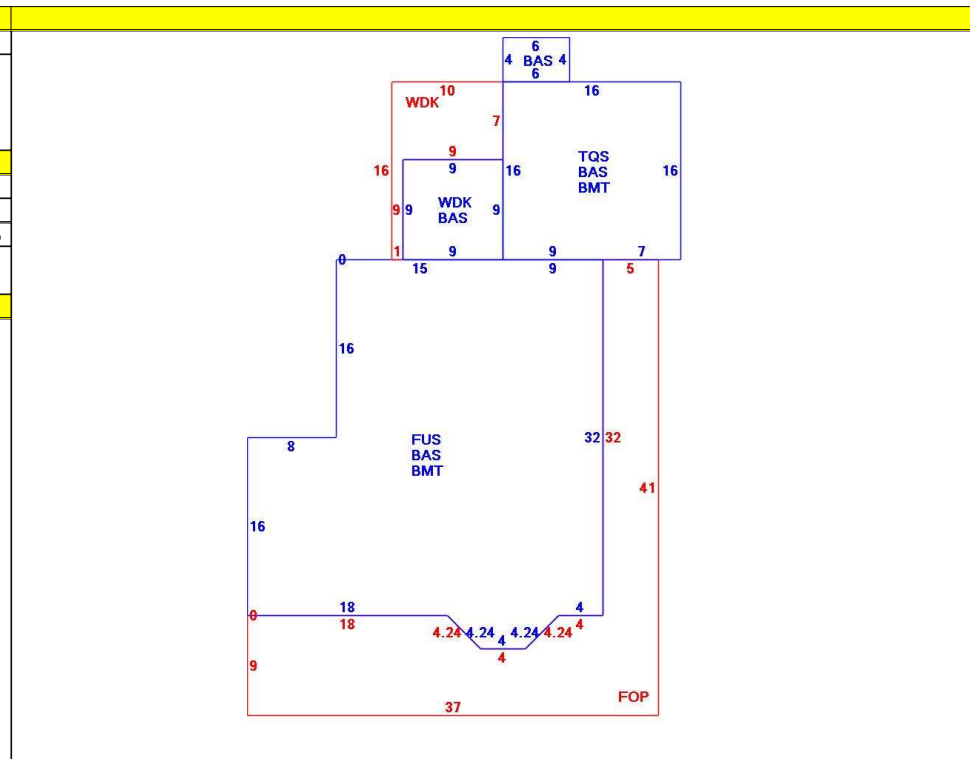
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B		Tracing		Batch					
0108				WBARNS							

NOTES												APPRAISED VALUE SUMMARY					
												Appraised Bldg. Value (Card)	429,700				
												Appraised Xf (B) Value (Bldg)	35,600				
												Appraised Ob (B) Value (Bldg)	66,100				
												Appraised Land Value (Bldg)	296,700				
												Special Land Value	0				
												Total Appraised Parcel Value	828,100				
												Valuation Method	C				
												Total Appraised Parcel Value	828,100				

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
EXPR-23-3	03-29-2023	835	Sid/Wind/Roof/	5,000		100		Repairing sideing on barn and		05-15-2020	DM			FR	Field Review
BLDR-22-10	09-14-2022	880	Alt-Int work-Res	5,000		100		Changed previous owners wor		02-14-2018	SR	02		03	Cycl Insp Comp
B37351	01-01-1995	AD	Addition	12,000	01-15-1996	100		WB WINDOW		09-16-2015	TP	03		16	In Office Review
										09-05-2012	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	SPLI	5	0.890	AC	176,344.00	1.11212	1.0000	5	1.00	0108	1.700				1.0000	333,395.9	296,700
Total Card Land Units					0.89	AC	Parcel Total Land Area					0.89	Total Land Value					296,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	2	2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	06	Mansard			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	6				
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	04	Brick Walls			
Rms Prts					
Bath Split	20	2 Full-0 Half			
CONDO DATA			COST / MARKET VALUATION		
Parcel Id		C	Ownr	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
Building Value New			661,144		
Year Built			1900		
Effective Year Built			1974		
Depreciation Code			F		
Remodel Rating					
Year Remodeled					
Depreciation %			35		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			65		
RCNLD			429,700		
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
FPL3	Fireplace 2 sto	B	1	7000.00	1999		65		0.00	4,600
FGR2	Garage- Avg-	L	560	50.00	1980		61	00	1.00	17,100
BRN3	Barn w loft	L	1,360	39.66	1980		61	00	1.00	32,900
FGR2	Garage- Avg-	L	400	50.00	1980		61	C	1.00	12,200
FOP	Open Porch-ro	B	472	55.00	1999		65		0.00	11,800
BMT	Basement-Unfi	B	1,173	26.01	1999		65		0.00	19,200
WDC	Wood Decking	L	160	20.00	2001		64		0.00	2,700
SHED	Shed	L	144	18.00	1993		48		0.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,278	1,278	1,278	280.03	357,875
BMT	Basement Area	0	1,173	0	0.00	0
FOP	Open Porch	0	472	0	0.00	0
FUS	Upper Story	917	917	917	280.03	256,785
TQS	Three Quarter Story	166	256	166	181.58	46,484
WDK	Wood Deck	0	160	0	0.00	0
Ttl Gross Liv / Lease Area		2,361	4,256	2,361		661,144

