

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
DISTINCTIVE WATERFRONT HOSPIT						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
75 NORTHWINDS LANE						RESIDNTL	1010	319,400	319,400	
WEST BARNSTA MA 02668						RES LAND	1010	176,300	176,300	
SUPPLEMENTAL DATA										
Alt Prcl ID				Plan Ref. 466/86						
Split Zonin				Land Ct#						
BID Parcel				#SR						
ResExpt Q				Life Estate						
#DL 1 LOT 1				PP STATU						
#DL 2										
GIS ID F_970377_2703109				Assoc Pid#						
							Total	495,700	495,700	

**VISION**

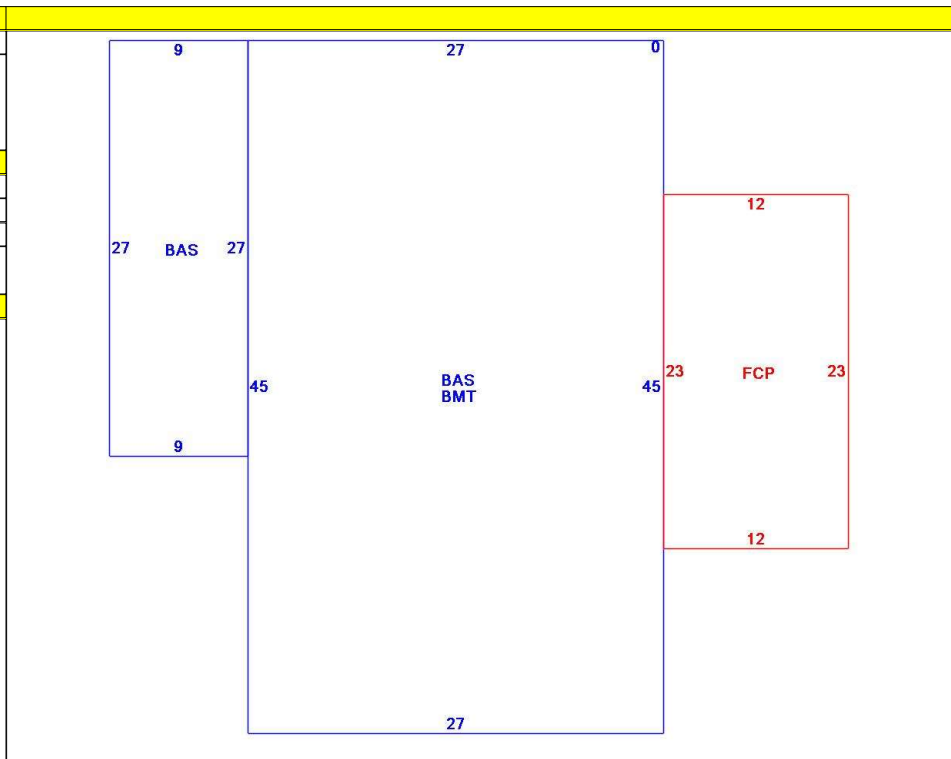
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DISTINCTIVE WATERFRONT HOSPITALI		35035 019	04-08-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SIMPSON, LISA A & GEORGE F		35034 192	04-08-2022	U	I	1	1F	2023	1010	275,600	2022	1010	238,500	2021	1010	173,100
HYANNIS BLDG & DEV ASSOC		0996 0006	01-24-1958	U	V	0			1010	160,300		1010	118,800		1010	118,800
							Total		435,900	Total		357,300	Total		313,500	

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	Appraised Bldg. Value (Card)						275,800		
0105								CENVIL	Appraised Xf (B) Value (Bldg)						22,000		
												Appraised Ob (B) Value (Bldg)			21,600		
												Appraised Land Value (Bldg)			176,300		
												Special Land Value			0		
												Total Appraised Parcel Value			495,700		
												Valuation Method			C		
												Total Appraised Parcel Value			495,700		

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
17-61	01-12-2017	835	Sid/Wind/Roof/	2,530	06-30-2017	100	06-30-2017	re-roof stripping old shingles -		04-17-2020	WD			FR	Field Review
51317	01-26-2001	RE	Remodel	38,000	04-26-2002	100	01-01-2002			10-09-2019	SR	02		03	Cycl Insp Comp
										04-05-2016	AL	03		16	In Office Review
										10-15-2009	PT	02		14	Cyclical Inspection
										02-26-2002	MF	02		02	Bldg Permit Completed
										08-15-2001	PT	01		00	Meas/Listed-Interior Acces

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	1.000 AC	176,344.00	1.00000	1.0000	5	1.00	0105	1.000		1.0000	176,344	176,300
Total Card Land Units					1.00	AC	Parcel Total Land Area					1.00	Total Land Value			176,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
Stories	1	1 Story			
Exterior Wall 1	14	Wood Shingle			
<b>CONDO DATA</b>					
Exterior Wall 2			Parcel Id		Ownr   0.0
Roof Structure	03	Gable/Hip			B   S
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall	Adjust Type	Code	Description
Interior Wall 2			Condo Flr		Factor%
Interior Floor 1	14	Carpet	Condo Unit		
<b>COST / MARKET VALUATION</b>					
Interior Floor 2			Building Value New		377,828
Heat Fuel	03	Gas	Year Built		1920
Heat Type	04	Hot Air	Effective Year Built		1984
AC Type	01	None	Depreciation Code		G
Bedrooms	03	3 Bedrooms	Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		27
Extra Fixtures			Functional Obsol		0
Total Rooms	6	6 Rooms	External Obsol		0
Bath Style			Trend Factor		1
Kitchen Style			Condition		
Occupancy			Condition %		
Usrflid 105			Percent Good		73
Accessory Apt			RCNLD		275,800
Foundation Alt	02	Conc. Block	Dep % Ovr		
Rms Prts			Dep Ovr Comment		
Bath Split	20	2 Full-0 Half	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
FGR2	Garage- Avg-	L	576	50.00	1983		64	00	1.00	18,400
FCP	Carport - flat r	L	276	15.25	1996		77		0.00	3,200
BMT	Basement-Unfi	B	1,215	26.01	1984		73		0.00	22,000

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprac Value
BAS	First Floor	1,458	1,458	1,458	259.14	377,828
BMT	Basement Area	0	1,215	0	0.00	0
FCP	Carport	0	276	0	0.00	0
<b>Ttl Gross Liv / Lease Area</b>		<b>1,458</b>	<b>2,949</b>	<b>1,458</b>		<b>377,828</b>

