

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
LAFRANCE, ANN J PO BOX 166 WEST HYANNIS MA 02672		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	462,900	462,900
			2 Public Water			RES LAND	1010	454,700	454,700
SUPPLEMENTAL DATA									
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS 349 & 347 #DL 2 GIS ID F_978891_2694079		Plan Ref. 34/23 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 917,600 917,600			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
LAFRANCE, ANN J SMART, EARL P & LORRAINE G		8703 0058	07-30-1993	Q	I	168,000	U	Year	Code	Assessed	Year	Code	Assessed			
		1361 0535	03-31-1967	U		0		2023	1010	397,400	2022	1010	333,400	2021	1010	270,600
									1010	320,000		1010	271,600		1010	246,900
								Total		717,400	Total		605,000	Total		528,200

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0110			Batch HYAN

NOTES			

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	404,900
Appraised Xf (B) Value (Bldg)	47,300
Appraised Ob (B) Value (Bldg)	10,700
Appraised Land Value (Bldg)	454,700
Special Land Value	0
Total Appraised Parcel Value	917,600
Valuation Method	C
Total Appraised Parcel Value	917,600

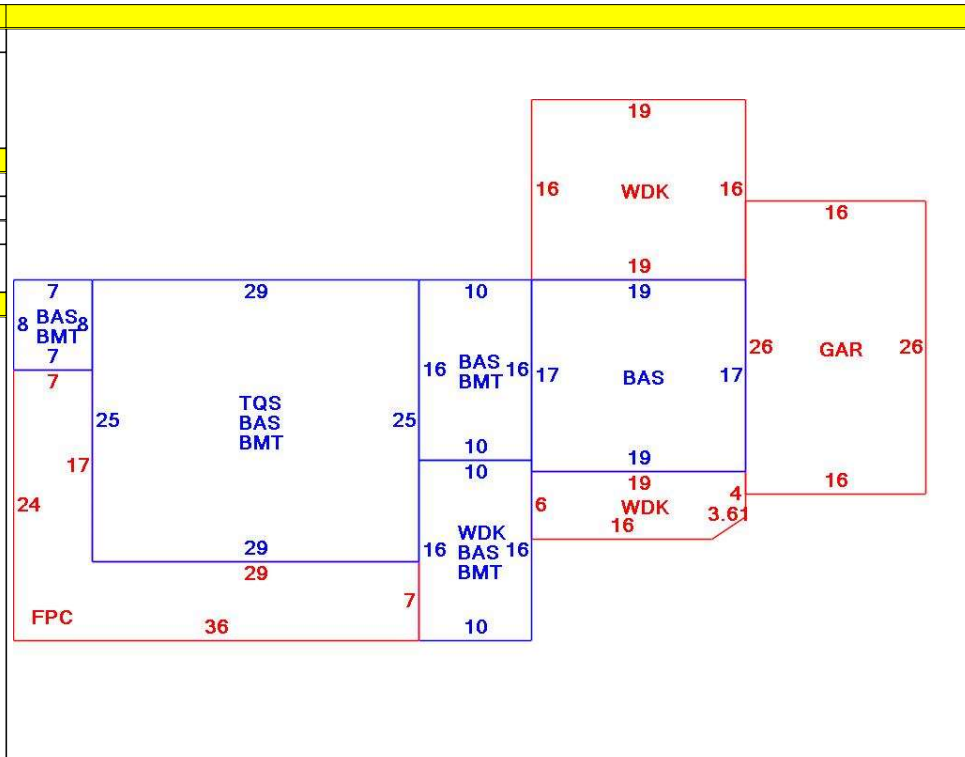
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201308027	11-01-2013	GN	Generator	0	04-02-2014	100	06-30-2014	GEN	05-20-2020	WD			FR	Field Review
25391	09-03-1997	DR	Dwelling Rebuil	46,000	05-16-1998	100	06-30-1998	DR RAZE,REBLD BREEZEWY	12-02-2019	CK	22		22	Change of Address
									05-15-2015	AL	22		22	Change of Address
									09-08-2014	SR	02		03	Cycl Insp Comp
									07-08-2003	PT	02		01	Meas/Est
									08-09-1999	DD	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	RB	4	0.230 AC	176,344.00	3.61599	1.0000	5	1.00	0110	3.100		1.0000	1,976,745	454,700
Total Card Land Units					0.23	AC	Parcel Total Land Area					0.23	Total Land Value			454,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
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					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
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	554,644
Year Built	1890
Effective Year Built	1984
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	27
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	73
RCNLD	404,900
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	1	6000.00	1984		73		0.00	4,400
WDC	Wood Decking	L	575	20.00	1996		54		0.00	5,800
FOPC	Open Prch-roo	B	371	55.00	1984		73		0.00	10,200
GAR	Attached Gara	B	416	40.00	1984		73		0.00	12,000
BMT	Basement-Unfi	B	1,101	26.01	1984		73		0.00	20,700
GEN	Emergency Ge	L	1	5550.00	2013		88		0.00	4,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,424	1,424	1,424	292.69	416,788
BMT	Basement Area	0	1,101	0	0.00	0
FPC	Open Porch Conc. Floor	0	371	0	0.00	0
GAR	Attached Garage	0	416	0	0.00	0
TQS	Three Quarter Story	471	725	471	190.15	137,856
WDK	Wood Deck	0	575	0	0.00	0
Ttl Gross Liv / Lease Area		1,895	4,612	1,895		554,644

