

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
MCDANIEL, DELVASHAH 77 CANTERBURY CIRCLE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	384,100	384,100		
			6 Septic			RES LAND	1010	149,300	149,300		
SUPPLEMENTAL DATA						Total				533,400	533,400
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 18 #DL 2 GIS ID F_977525_2702360				Plan Ref. 205/95 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

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							
MCDANIEL, DELVASHAH	25993	0158	01-10-2012	U	I	207,500	1	2023	1010	333,900	2022	1010	287,600	2021	1010	232,000		
TWYEFFORT, CHRISTIANE J	25672	0141	09-12-2011	U	I	0	1		1010	135,700		1010	100,500		1010	100,500		
TWYEFFORT, FRANK H JR & CHRISTIAN	24059	0290	09-28-2009	U	I	1	1A								1010	3,600		
TWYEFFORT, FRANK H JR	22518	0072	12-06-2007	U	I	1	1A	Total				469,600	Total		388,100	Total		336,100
TWYEFFORT, FRANK H JR & CHRISTIAN	22275	0323	08-20-2007	U	I	260,000	1											

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2020	5C	RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105				HYAN	Appraised Bldg. Value (Card)	340,800	
					Appraised Xf (B) Value (Bldg)	39,700	
					Appraised Ob (B) Value (Bldg)	3,600	
					Appraised Land Value (Bldg)	149,300	
					Special Land Value	0	
					Total Appraised Parcel Value	533,400	
					Valuation Method	C	
					Total Appraised Parcel Value	533,400	

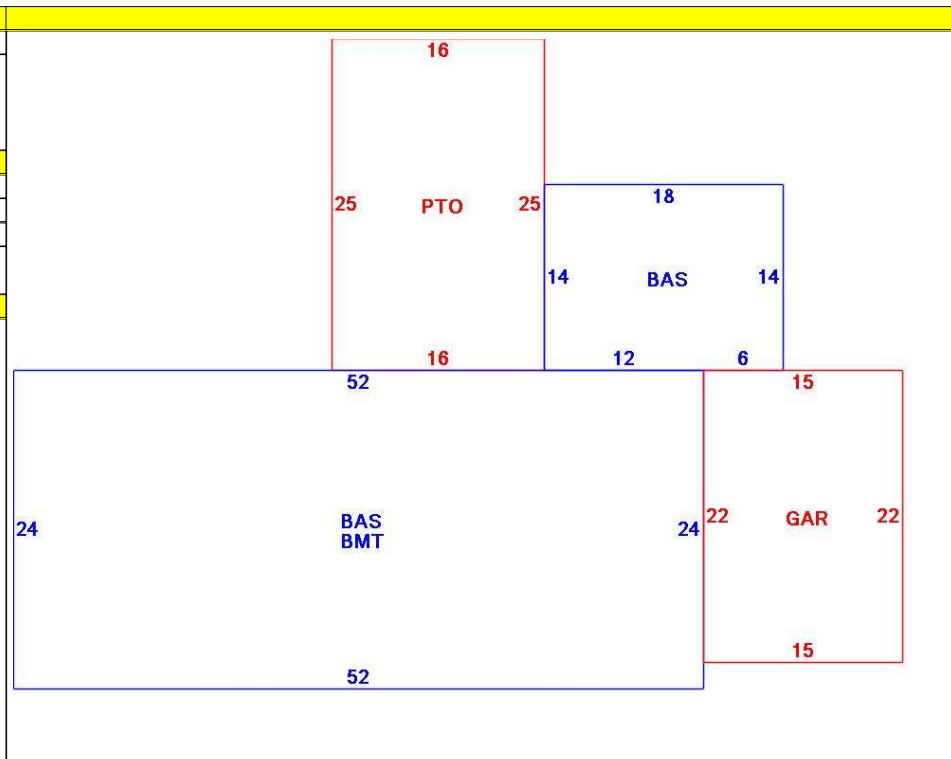
NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-22-4	04-05-2022	835	Sid/Wind/Roof/	4,800		100		Retrofit 1250 SF R49 cellulose	05-29-2020	LS			FR	Field Review	
19-3153	09-24-2019	822	Insulation	5,000	06-30-2020	100	06-30-2020	Add R-30 fiberglass, and R-19	10-21-2019	SR	02		03	Cycl Insp Comp	
									10-07-2019	JD	03		16	In Office Review	
									10-07-2019	TR	22		22	Change of Address	
									05-15-2013	TP	03		16	In Office Review	
									01-12-2001	PT	01		00	Meas/Listed-Interior Acces	
									10-15-1989	ML	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	0.260	AC	176,344.00	3.25636	1.0000	5	1.00	0105	1.000		1.0000	574,246.6	149,300
Total Card Land Units					0.26	AC	Parcel Total Land Area					0.26	Total Land Value				149,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
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	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

CONDO DATA			
Parcel Id		C	Ownr 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	431,340
Year Built	1973
Effective Year Built	1992
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	79
RCNLD	340,800
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
FPL1	Fireplace 1 sto	B	1	5000.00	1994		79		0.00	4,000
PAT1	Patio- Average	L	400	5.89	1996		77		0.00	1,800
GAR	Attached Gara	B	330	40.00	1994		79		0.00	11,300
BMT	Basement-Unfi	B	1,248	26.01	1994		79		0.00	24,400
SHED	Shed	L	120	18.00	2010		82		0.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,500	1,500	1,500	287.56	431,340
BMT	Basement Area	0	1,248	0	0.00	0
GAR	Attached Garage	0	330	0	0.00	0
PTO	Patio	0	400	0	0.00	0
Ttl Gross Liv / Lease Area		1,500	3,478	1,500		431,340

