

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | |
|--|--|-------------|----------------|------------------|----------|--------------------|------|----------|----------|
| KOSHAREK, DAVID W & ELAINE M 307 OLD STRAWBERRY HILL ROAD HYANNIS MA 02601 | | 1 Level | 2 Public Water | 1 Paved | | Description | Code | Assessed | Assessed |
| | | | 4 Gas | | | RESIDNTL | 1010 | 393,200 | 393,200 |
| | | | 6 Septic | | | RES LAND | 1010 | 155,500 | 155,500 |
| SUPPLEMENTAL DATA | | | | | | | | | |
| Alt Prcl ID | | Split Zonin | | Plan Ref. | | | | | |
| BID Parcel | | ResExpt Q | | Land Ct# 25306-B | | | | | |
| #DL 1 LOT 73 | | #DL 2 | | #SR | | | | | |
| GIS ID F_978731_2704595 | | Assoc Pid# | | Life Estate | | | | | |
| | | | | PP STATU | | | | | |
| | | | | | | Total | | 548,700 | 548,700 |

801
 FY2024
 BARNSTABLE, MA

VISION

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRIC | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | |
|------------------------------|--|-------------|-----------|------------|-----|-----------|---------|--------------------------------|---------|-------|----------|-------|---------|----------|
| KOSHAREK, DAVID W & ELAINE M | | C197220 | 0 | 05-29-2012 | U | I | 205,000 | 1 | Year | Code | Assessed | Year | Code | Assessed |
| NOWAK, GREGORY | | C196731 | 0 | 04-05-2012 | U | I | 160,000 | 1S | 2023 | 1010 | 352,800 | 2022 | 1010 | 291,100 |
| US BANK NATIONAL ASSOCIATION | | C191564 | 0 | 06-02-2010 | U | I | 214,500 | 1L | | 1010 | 141,400 | | 1010 | 104,700 |
| DIXON, LISA J & WILLIE J | | C181806 | 0 | 12-11-2006 | Q | I | 405,000 | 00 | | | | | | |
| FELLOWS, BONNIE G | | C86762 | 0 | 09-14-1981 | Q | | 67,900 | U | | | | | | |
| Total | | | | | | | | | 494,200 | Total | 395,800 | Total | 354,900 | |

| 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 | Batch |
| 0105 | | | | HYAN |

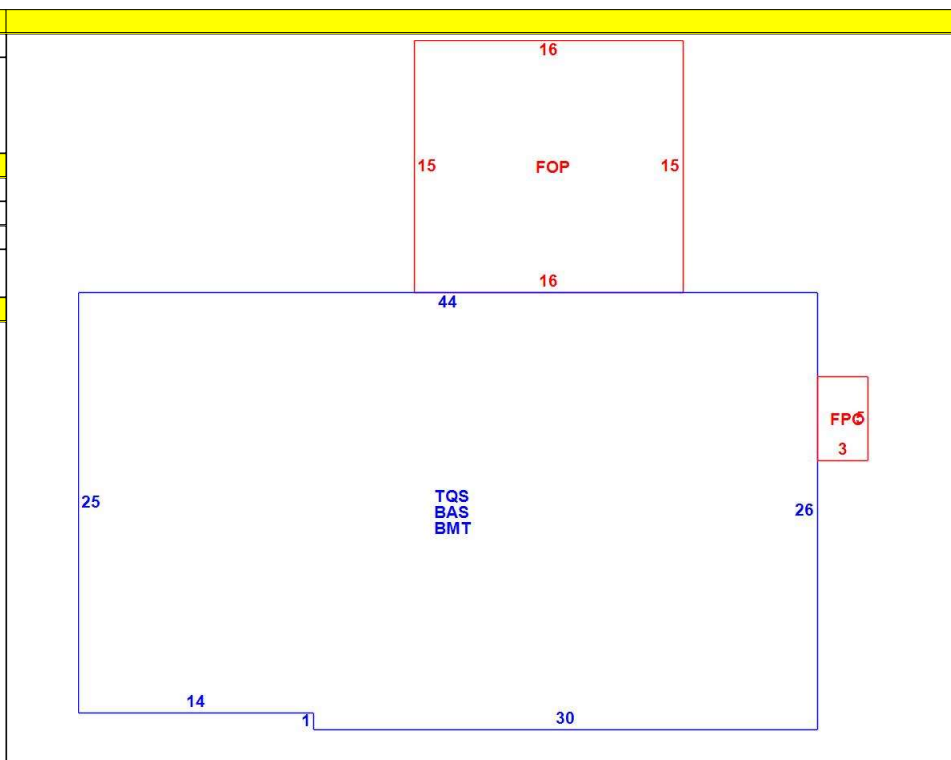
| NOTES | | | |
|-------|--|--|--|
| | | | |

| APPRAISED VALUE SUMMARY | |
|-------------------------------|---------|
| Appraised Bldg. Value (Card) | 354,300 |
| Appraised Xf (B) Value (Bldg) | 36,400 |
| Appraised Ob (B) Value (Bldg) | 2,500 |
| Appraised Land Value (Bldg) | 155,500 |
| Special Land Value | 0 |
| Total Appraised Parcel Value | 548,700 |
| Valuation Method | C |
| Total Appraised Parcel Value | 548,700 |

| 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 |
| EXPR-23-3 | 03-23-2023 | 835 | Sid/Wind/Roof/ | 2,500 | | 100 | | re-siding/re-shingling | 10-26-2021 | SR | 02 | | 03 | Cycl Insp Comp |
| BLDR-23-24 | 03-01-2023 | 839 | Solar Panel-Re | 20,530 | | 0 | | Installation of a interconnected | 04-20-2020 | WD | | | FR | Field Review |
| BLDR-22-15 | 01-06-2023 | 804 | Addn Alt-Res | 3,000 | | 100 | | Alteration -repair of existing la | 06-13-2014 | JR | 03 | | 16 | In Office Review |
| SHED-21-6 | 05-26-2021 | 863 | Shed Registrati | 0 | 06-30-2021 | 100 | 06-30-2021 | | 01-23-2014 | DR | 22 | | 22 | Change of Address |
| 201403429 | 06-02-2014 | IN | Insulation | 2,800 | 06-30-2015 | 100 | 06-30-2015 | IN INSULATE ATTIC WITH 9" | 03-07-2013 | TR | 03 | | 16 | In Office Review |
| | | | | | | | | | 01-04-2001 | PT | 01 | | 00 | Meas/Listed-Interior Acces |
| | | | | | | | | | 10-15-1990 | 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 | RC- | 4 | 0.450 | AC | 176,344.00 | 1.95982 | 1.0000 | 5 | 1.00 | 0105 | 1.000 | | 1.0000 | 345,598.9 | 155,500 |
| Total Card Land Units | | | | | 0.45 | AC | Parcel Total Land Area | | | | | 0.45 | Total Land Value | | | 155,500 | |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|------|----------------|---------------------------------|------|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 04 | Cape Cod | | | |
| Model | 01 | Residential | | | |
| Grade: | C | Average | | | |
| Stories | 1.75 | 1 3/4 Stories | | | |
| Exterior Wall 1 | 25 | Vinyl Siding | CONDO DATA | | |
| Exterior Wall 2 | | | Parcel Id | | C |
| RooF Structure | 03 | Gable/Hip | | | B |
| RooF Cover | 03 | Asph/F Gls/Cmp | | | S |
| Interior Wall 1 | 05 | Drywall | Adjust Type | Code | Description |
| Interior Wall 2 | | | Condo Flr | | |
| Interior Floor 1 | 14 | Carpet | Condo Unit | | |
| Interior Floor 2 | 12 | Hardwood | COST / MARKET VALUATION | | |
| Heat Fuel | 03 | Gas | Building Value New | | 448,458 |
| Heat Type | 05 | Hot Water | Year Built | | 1973 |
| AC Type | 01 | None | Effective Year Built | | 1992 |
| Bedrooms | 05 | 5 Bedrooms | Depreciation Code | | A |
| Full Baths | 2 | | Remodel Rating | | |
| Half Baths | 0 | | Year Remodeled | | |
| Extra Fixtures | | | Depreciation % | | 21 |
| Total Rooms | 8 | 8 Rooms | Functional Obsol | | 0 |
| Bath Style | | | External Obsol | | 0 |
| Kitchen Style | | | Trend Factor | | 1 |
| Occupancy | | | Condition | | |
| UsrflD 105 | | | Condition % | | |
| Accessory Apt | | | Percent Good | | 79 |
| Foundation Alt | 01 | Poured Conc. | RCNLD | | 354,300 |
| Rms Prts | | | Dep % Ovr | | |
| Bath Split | 20 | 2 Full-0 Half | 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 | 1994 | | 79 | | 0.00 | 4,700 |
| FOP | Open Porch-ro | B | 240 | 55.00 | 1994 | | 79 | | 0.00 | 8,000 |
| BMT | Basement-Unfi | B | 1,130 | 26.01 | 1994 | | 79 | | 0.00 | 22,700 |
| FOPC | Open Prch-roo | B | 15 | 55.00 | 1994 | | 79 | | 0.00 | 1,000 |
| SHED | Shed | L | 140 | 18.00 | 2021 | | 100 | | 0.00 | 2,500 |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | | |
|--|------------------------|-------------|------------|----------|-----------|----------------|--|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value | |
| BAS | First Floor | 1,130 | 1,130 | 1,130 | 240.46 | 271,720 | |
| BMT | Basement Area | 0 | 1,130 | 0 | 0.00 | 0 | |
| FOP | Open Porch | 0 | 240 | 0 | 0.00 | 0 | |
| FPC | Open Porch Conc. Floor | 0 | 15 | 0 | 0.00 | 0 | |
| TQS | Three Quarter Story | 735 | 1,130 | 735 | 156.41 | 176,738 | |
| Ttl Gross Liv / Lease Area | | 1,865 | 3,645 | 1,865 | | 448,458 | |

