

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA
MCCARTHY, RICHARD M TR RICHARD MCCARTHY REV TRUST 4 GREENBRIER LANE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	269,900	269,900	
			6 Septic			RES LAND	1010	149,600	149,600	
SUPPLEMENTAL DATA										VISION
Alt Prcl ID			Plan Ref. 333/80							
Split Zonin			Land Ct#							
BID Parcel			#SR							
ResExpt Q YES:			Life Estate							
#DL 1 LOT 5			PP STATU							
#DL 2			Assoc Pid#							
GIS ID F_979976_2697843						Total 419,500 419,500				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MCCARTHY, RICHARD M TR		26825	0320	11-05-2012	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed			
MCCARTHY, RICHARD M		18821	0247	07-13-2004	U	I	1	1	2023	1010	241,400	2022	1010	201,600			
MCCARTHY, RICHARD M & PHYLLIS		3373	0278	10-05-1981	U		0			1010	136,000		1010	100,800			
										1010			1010	4,400			
Total									377,400		Total		302,400		Total		273,700

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int				
2013	5C	RESIDENTIAL EXEMPTION	0.00										
Total			0.00										

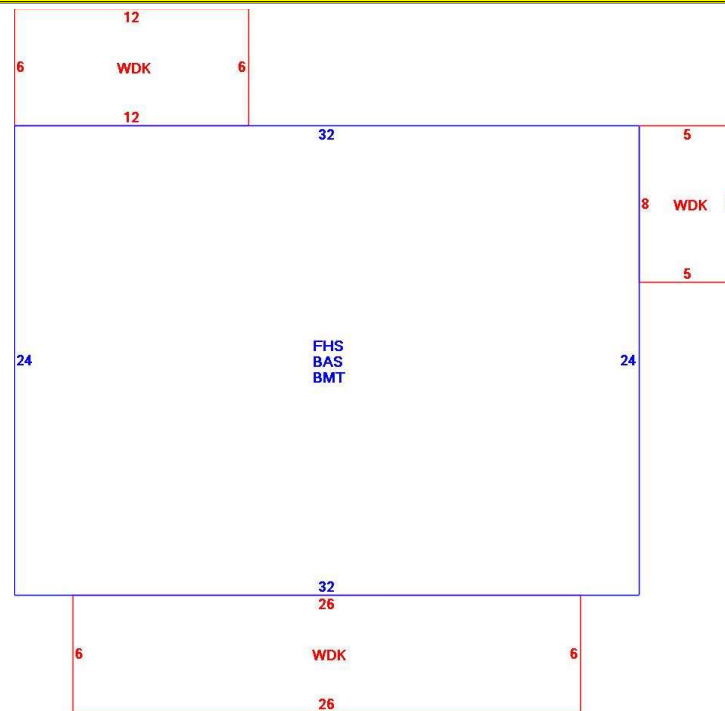
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0105				HYAN				

NOTES				APPRAISED VALUE SUMMARY				
				Appraised Bldg. Value (Card)	247,500			
				Appraised Xf (B) Value (Bldg)	18,000			
				Appraised Ob (B) Value (Bldg)	4,400			
				Appraised Land Value (Bldg)	149,600			
				Special Land Value	0			
				Total Appraised Parcel Value	419,500			
				Valuation Method	C			
				Total Appraised Parcel Value	419,500			

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	
9747	08-01-1995	NR	New Roof	3,000	01-15-1996	100	06-30-1996	HY ROOF	05-21-2020	WD			FR	Field Review	
									02-05-2018	SR	01		03	Cycl Insp Comp	
									01-31-2014	JR	03		16	In Office Review	
									04-02-2013	GC	03		16	In Office Review	
									08-31-2012	RB	03		16	In Office Review	
									01-10-2002	PT	01		00	Meas/Listed-Interior Acces	
									07-15-1991	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	0.270	AC	176,344.00	3.14262	1.0000	5	1.00	0105	1.000		1.0000	554,178.6	149,600
Total Card Land Units					0.27	AC	Parcel Total Land Area					0.27	Total Land Value			149,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 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		
Adjust Type		Code	Description	Factor%	
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New			305,533		
Year Built			1979		
Effective Year Built			1995		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			19		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			81		
RCNLD			247,500		
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
WDC	Wood Decking	L	196	20.00	1998		58		0.00	2,700
BMT	Basement-Unfi	B	768	26.01	1997		81		0.00	18,000
WDC	Wood Deck w/	L	72	18.00	1998		58		0.00	1,700

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprc Value	
BAS	First Floor	768	768	768	265.22	203,689	
BMT	Basement Area	0	768	0	0.00	0	
FHS	Half Story	384	768	384	132.61	101,844	
WDK	Wood Deck	0	268	0	0.00	0	
Ttl Gross Liv / Lease Area		1,152	2,572	1,152		305,533	

