

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
NETO, MIGUEL T 173 FAWCETT LANE HYANNIS MA 02601	1	Level	6	Septic		Description	Code	Assessed	Assessed		
			4	Gas		RESIDNTL	1010	351,600	351,600		
			2	Public Water		RES LAND	1010	132,000	132,000		
SUPPLEMENTAL DATA						Total				483,600	483,600
Alt Prcl ID		Split Zonin		Plan Ref. 125/104							
BID Parcel		ResExpt Q		Land Ct# 22825-P-1							
#DL 1 LOT 56		#DL 2		Life Estate							
GIS ID F_981947_2700822		Assoc Pid#		PP STATU							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
NETO, MIGUEL T	C218171	0	12-14-2018	Q	I	320,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
TATARA, SANDRA C	C196589	0	03-19-2012	U	I	1	1A	2023	1010	314,300	2022	1010	261,700	2021	1010	218,000
TATARA, SANDRA C & GRAY, D'RON J	C190635	0	01-29-2010	U	I	1	1A		1010	126,700		1010	93,800		1010	88,900
TATARA, SANDRA C	C174501	0	09-24-2004	Q	I	349,900	00								1010	3,200
COSTA, EULINA MOREIRA	C163779	0	12-20-2001	Q	I	189,500	00	Total		441,000	Total		355,500	Total		310,100

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			
0104				HYAN	Appraised Bldg. Value (Card)	326,300	
					Appraised Xf (B) Value (Bldg)	22,100	
					Appraised Ob (B) Value (Bldg)	3,200	
					Appraised Land Value (Bldg)	132,000	
					Special Land Value	0	
					Total Appraised Parcel Value	483,600	
					Valuation Method	C	
					Total Appraised Parcel Value	483,600	

NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
13610	03-04-1996	RE	Remodel	5,000	07-21-1997	100	01-01-1997	Kitchen		04-23-2020	WD			FR	Field Review
										12-07-2017	SR	02		03	Cycl Insp Comp
										05-16-2014	JR	03		16	In Office Review
										11-08-2004	PT			03	Cycl Insp Comp
										02-09-2001	SM	01		00	Meas/Listed-Interior Acces
										07-22-1997	LK	02		01	Meas/Est

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	0104	0.900		1.0000	573,893.9	132,000
Total Card Land Units					0.23	AC	Parcel Total Land Area					0.23	Total Land Value				132,000

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	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	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5				
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	Owne	0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	429,385
Year Built	1965
Effective Year Built	1988
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	24
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	76
RCNLD	326,300
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	1990		76		0.00	4,600
PAT1	Patio- Average	L	236	5.89	1994		75		0.00	1,100
BMT	Basement-Unfi	B	816	26.01	1990		76		0.00	17,500
SHED	Shed	L	120	18.00	2017		96		0.00	2,100

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,236	1,236	1,236	243.14	300,521
BMT	Basement Area	0	816	0	0.00	0
PTO	Patio	0	236	0	0.00	0
TQS	Three Quarter Story	530	816	530	157.92	128,864
Ttl Gross Liv / Lease Area		1,766	3,104	1,766		429,385

