

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
COMEAU, PETER & ELISABETH		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
42 WOLLEY ROAD			4 Gas			RESIDNTL	1010	271,900	271,900	
HYANNIS MA 02601			6 Septic			RES LAND	1010	126,700	126,700	
SUPPLEMENTAL DATA										
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 19 #DL 2 GIS ID F_980756_2700912					Plan Ref. 226/151 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total		398,600	398,600

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
COMEAU, PETER & ELISABETH	24187	0028	11-23-2009	Q	I	185,000	00	Year	Code	Assessed	Year	Code	Assessed
COHEN-HELFFMAN, RACHEL S TR	17884	0300	11-04-2003	U	I	1	1F	2023	1010	236,200	2022	1010	203,100
COHEN, RACHEL SALLY & ROSE	14992	0311	03-29-2002	Q	I	180,000	00		1010	121,600		1010	90,100
DECARVALHO, WILLIAM F & LIDIA L	11862	0019	11-23-1998	Q	I	101,000	00					1010	2,800
DUDA, DAVID M & DEBBIE L	8597	0223	05-15-1993	U	I	1	1A	Total		357,800	Total		293,200
								Total			Total		251,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2011	5C	RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0104				HYAN	Appraised Bldg. Value (Card)	243,400	
					Appraised Xf (B) Value (Bldg)	25,700	
					Appraised Ob (B) Value (Bldg)	2,800	
					Appraised Land Value (Bldg)	126,700	
					Special Land Value	0	
					Total Appraised Parcel Value	398,600	
					Valuation Method	C	
					Total Appraised Parcel Value	398,600	

NOTES										

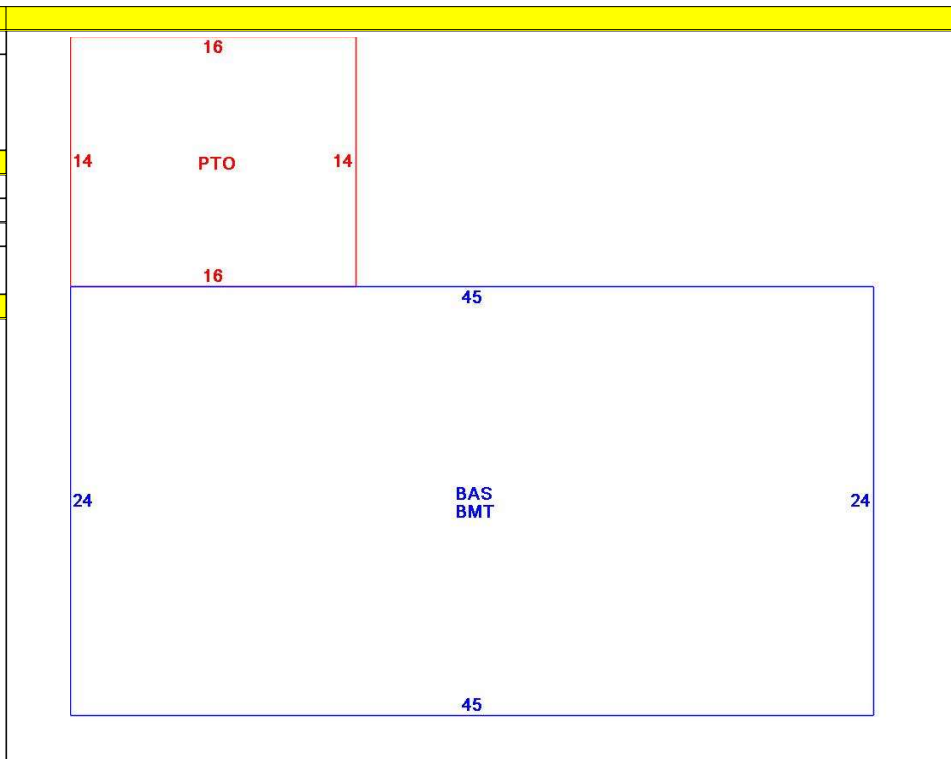
BUILDING PERMIT RECORD							VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
									04-23-2020	WD			FR	Field Review
									11-20-2017	SR	02		03	Cycl Insp Comp
									08-04-2010	MA	03		16	In Office Review
									02-03-2003	PT	02		01	Meas/Est
									05-23-2002	PT	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	0.180	AC	176,344.00	4.43465	1.0000	5	1.00	0104	0.900		1.0000	703,824.1
Total Card Land Units					0.18	AC	Parcel Total Land Area					0.18	Total Land Value			126,700

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	25	Vinyl Siding			
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	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	10	1 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	312,077
Year Built	1971
Effective Year Built	1991
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	22
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	78
RCNLD	243,400
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	1993		78		0.00	3,900
PAT1	Patio- Average	L	224	5.89	1996		77		0.00	1,100
BMT	Basement-Unfi	B	1,080	26.01	1993		78		0.00	21,800
SHED	Shed	L	96	18.00	2017		96		0.00	1,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,080	1,080	1,080	288.96	312,077
BMT	Basement Area	0	1,080	0	0.00	0
PTO	Patio	0	224	0	0.00	0
Ttl Gross Liv / Lease Area		1,080	2,384	1,080		312,077

