

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MIDPOINT PROPERTY LLC 17 HIGH SCHOOL ROAD B HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	308,600	308,600
			6 Septic			RES LAND	1010	133,000	133,000
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 64 #DL 2 GIS ID F_979788_2700849				Plan Ref. Land Ct# 10614-M #SR Life Estate PP STATU Assoc Pid#		Total 441,600 441,600			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
MIDPOINT PROPERTY LLC	C225992	0	04-22-2021	U	I	1,569,500	1V	Year	Code	Assessed	Year	Code	Assessed
WOREL, ANN AHOKAS	C223352	0	08-14-2020	U	I	0	1	2023	1010	266,100	2022	1010	230,200
AHOKAS, JOHN A ESTATE OF	BA18P15	0	08-04-2018	U	I	0	1F		1010	127,700		1010	94,600
AHOKAS, JOHN A	C206714	0	07-01-2015	U	I	0	1F					1010	1,000
AHOKAS, JOHN A TR	#D12244	0	06-24-2013	U	I	0	1	Total		393,800	Total		324,800
								Total		279,600	Total		279,600

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
0104			Batch HYAN

NOTES	

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	267,100
Appraised Xf (B) Value (Bldg)	40,500
Appraised Ob (B) Value (Bldg)	1,000
Appraised Land Value (Bldg)	133,000
Special Land Value	0
Total Appraised Parcel Value	441,600
Valuation Method	C
Total Appraised Parcel Value	441,600

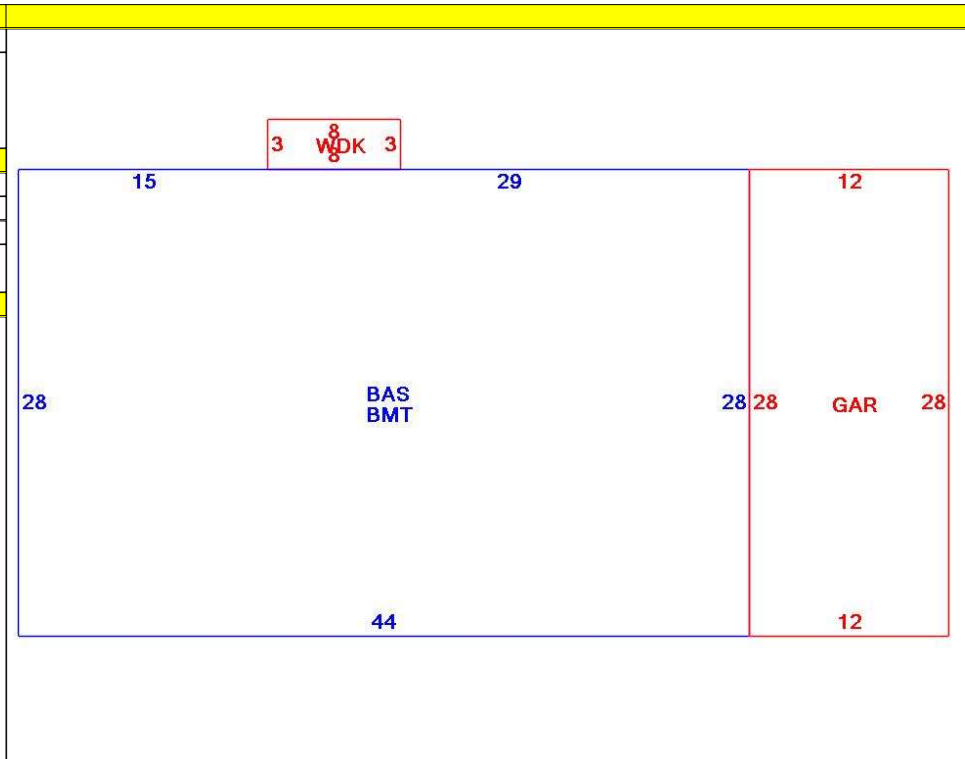
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
									06-03-2021	BM	03		16	In Office Review
									04-22-2020	WD			FR	Field Review
									12-18-2019	CK	22		22	Change of Address
									12-01-2017	KM	02		03	Cycl Insp Comp
									12-18-2012	TR	03		16	In Office Review
									05-20-2002	PT	01		00	Meas/Listed-Interior Acces
									07-15-1990	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	RB	4	0.240	AC	176,344.00	3.49265	1.0000	5	1.00	0104	0.900		1.0000	554,319.7	133,000
Total Card Land Units					0.24	AC	Parcel Total Land Area					0.24	Total Land Value			133,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
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	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 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	Owne	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION		
Building Value New		329,702
Year Built		1976
Effective Year Built		1994
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		19
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		81
RCNLD		267,100
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	1996		81		0.00	4,100
WDC	Wood Decking	L	24	20.00	1997		56		0.00	1,000
GAR	Attached Gara	B	336	40.00	1996		81		0.00	11,700
BMT	Basement-Unfi	B	1,232	26.01	1996		81		0.00	24,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,232	1,232	1,232	267.62	329,702
BMT	Basement Area	0	1,232	0	0.00	0
GAR	Attached Garage	0	336	0	0.00	0
WDC	Wood Deck	0	24	0	0.00	0
Ttl Gross Liv / Lease Area		1,232	2,824	1,232		329,702

