

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
132 LAFRANCE LLC  132 LAFRANCE AVE  HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	443,600	443,600		
			6 Septic			RES LAND	1010	133,000	133,000		
<b>SUPPLEMENTAL DATA</b>						Total				576,600	576,600
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct# 38570-B							
#DL 1 LOT 4		#DL 2		#SR							
GIS ID F_980962_2700773		Assoc Pid#		Life Estate							
				PP STATU							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
132 LAFRANCE LLC		C231387	0	10-25-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
RICHARD, STEVEN R A		C225056	0	01-12-2021	U	I	260,000	1J	2023	1010	387,400	2022	1010	339,900
ROBBINS, SUSAN J & RICHARD, CATHE		C225055	0	01-12-2021	U	I	0	1		1010	127,700		1010	94,600
RICHARD, RAYMOND H		C114401	0	03-15-1988	U	I	1	1A					1010	9,600
RICHARD, RAYMOND H & JUDITH		C105931	0	04-15-1986	Q	I	105,000	U	Total		515,100	Total		434,500
									Total		376,400	Total		376,400

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)	353,700	
					Appraised Xf (B) Value (Bldg)	80,300	
					Appraised Ob (B) Value (Bldg)	9,600	
					Appraised Land Value (Bldg)	133,000	
					Special Land Value	0	
					Total Appraised Parcel Value	576,600	
					Valuation Method	C	
					Total Appraised Parcel Value	576,600	

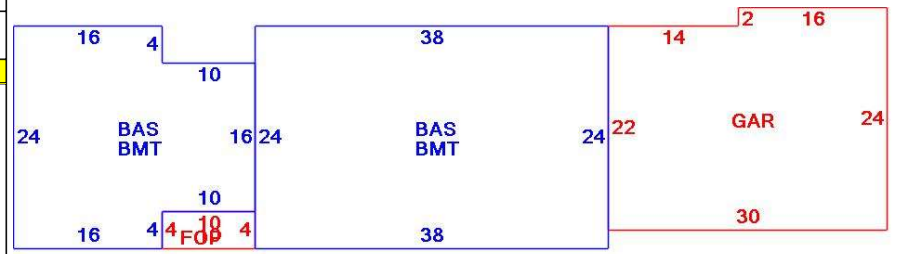
NOTES										VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-89	07-21-2023	839	Solar Panel-Re	31,020		0		pace@pre:white-space@pre-w	04-23-2020	WD			FR	Field Review
17-2223	07-24-2017	822	Insulation	4,600		100		INSULATION - WEATHERIZA	11-29-2017	KM	01		03	Cycl Insp Comp
53057	05-01-2001	OB	Out Building	2,000	01-01-2002	100		SHED	04-14-2015	JR	03		03	Cycl Insp Comp
43362	01-03-2000	AD	Addition	25,000	04-03-2001	100	01-01-2001							
B28132	07-02-1985	DW	Dwelling	40,000	08-15-1986	100		HY 1 STOR						
B28132A	07-01-1985	DW	Dwelling	40,000		100		HY 1 STOR						

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			
Stories	1	1 Story			
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	05	Hot Water			
AC Type	02	Heat Pump			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	31	3 Full-1 Half			

CONDO DATA			
Parcel Id	Cd	Ownr	0.0
Adjust Type	Code	Description	Factor%
Condo Flr	Condo Unit		

COST / MARKET VALUATION	
Building Value New	421,119
Year Built	1985
Effective Year Built	1998
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	16
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	84
RCNLD	353,700
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	2	5000.00	2000		84		0.00	8,400
BFA	Bsmt Fin-Avg	B	1,000	17.36	2000		84		0.00	14,600
SHD2	Shed w/Elec	L	256	26.00	2001		64		0.00	4,300
FOP	Open Porch-ro	B	40	55.00	2000		84		0.00	2,500
GAR	Attached Gara	B	692	40.00	2000		84		0.00	19,600
BMT	Basement-Unfi	B	1,456	26.01	2000		84		0.00	29,100
FPLG	Gas Fireplace-	B	1	2500.00	2000		84		0.00	2,100
GEN	Emergency Ge	L	1	5550.00	2017		96		0.00	5,300
UST	Utility Storage-	B	240	17.11	2000		84		0.00	2,300
FOP	Open Porch-ro	B	24	55.00	2000		84		0.00	1,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,456	1,456	1,456	289.23	421,119
BMT	Basement Area	0	1,456	0	0.00	0
FOP	Open Porch	0	40	0	0.00	0
GAR	Attached Garage	0	692	0	0.00	0
Ttl Gross Liv / Lease Area		1,456	3,644	1,456		421,119

