

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
TANCA, JAMES T TR JAMES TANCA REV LIV TRUST 72 SUDBURY LANE						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
						RESIDNTL	1010	314,400	314,400	
HYANNIS MA 02601						RES LAND	1010	135,500	135,500	VISION
						SUPPLEMENTAL DATA				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 41 #DL 2 GIS ID F_981537_2702703				Plan Ref. Land Ct# 36508-D #SR Life Estate PP STATU Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
TANCA, JAMES T TR	C188699	0	06-03-2009	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
TANCA, JAMES T	C118400	0	09-15-1989	Q	I	117,000	00	2023	1010	269,000	2022	1010	233,300
HUNTING, CLIFFORD R & L L	C112736	0	11-15-1987	Q	I	121,000	00		1010	130,100		1010	96,400
FRANCO, NICHOLAS D &	C112111	0	09-15-1987	U	I	75,000	1					1010	3,800
KINNON, LAWRENCE R	C99818	0	01-15-1985	Q	I	75,790	00	Total		399,100	Total		329,700
								Total		278,600	Total		278,600

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0104			Batch HYAN

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			285,700
Appraised Xf (B) Value (Bldg)			24,900
Appraised Ob (B) Value (Bldg)			3,800
Appraised Land Value (Bldg)			135,500
Special Land Value			0
Total Appraised Parcel Value			449,900
Valuation Method			C
Total Appraised Parcel Value			449,900

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
									06-25-2018	KM	22		22	Change of Address
									11-27-2017	SR	02		03	Cycl Insp Comp
									06-16-2009	DR	03		16	In Office Review
									03-24-2009	KLP	03		16	In Office Review
									06-09-2008	PT	02		14	Cyclical Inspection
									03-12-2008	TP	03		15	Abatement Review

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	0.300	AC	176,344.00	2.84692	1.0000	5	1.00	0104	0.900		1.0000	451,828.6	135,500
Total Card Land Units					0.30	AC	Parcel Total Land Area					0.30	Total Land Value			135,500	

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	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
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	11	1 Full-1 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	344,260
Year Built	1982
Effective Year Built	1997
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	83
RCNLD	285,700
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	1	5000.00	1999		83		0.00	4,200
WDC	Wood Decking	L	336	20.00	1998		58		0.00	3,800
BMT	Basement-Unfi	B	912	26.01	1999		83		0.00	20,700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,220	1,220	1,220	282.18	344,260
BMT	Basement Area	0	912	0	0.00	0
WDK	Wood Deck	0	336	0	0.00	0
Ttl Gross Liv / Lease Area		1,220	2,468	1,220		344,260

