

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
KANYOCK, DAVID A & KATHY LEE TR KANYOCK FAMILY TRUST 15 COASTAL LANE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	666,500	666,500
			6 Septic			RES LAND	1010	149,300	149,300
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 81 #DL 2 GIS ID F_980105_2705943			Plan Ref. 425/34 Land Ct# #SR Life Estate PP STATU Assoc Pid#			Total 815,800 815,800			

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
KANYOCK, DAVID A & KATHY LEE TRS		23097 0229	08-12-2008	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed
KANYOCK, DAVID A & KATHY LEE		21169 0222	07-10-2006	U	I	570,000	1A	2023	1010	597,000	2022	1010	500,300
ZADWORN, JOHN J &		16617 0238	03-24-2003	Q	I	422,500	00		1010	135,700		1010	100,500
DAVIS, STEWART C & VIRGINIA K		11904 0220	12-10-1998	U	I	291,000	1P					1010	11,400
DACEY, BRIAN T TR		11096 0080	12-03-1997	U	V	1,969,000	1	Total 732,700 Total 600,800 Total 531,100					

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2010	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0107			Batch HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	600,600
Appraised Xf (B) Value (Bldg)	54,500
Appraised Ob (B) Value (Bldg)	11,400
Appraised Land Value (Bldg)	149,300
Special Land Value	0
Total Appraised Parcel Value	815,800
Valuation Method	C
Total Appraised Parcel Value	815,800

NOTES							

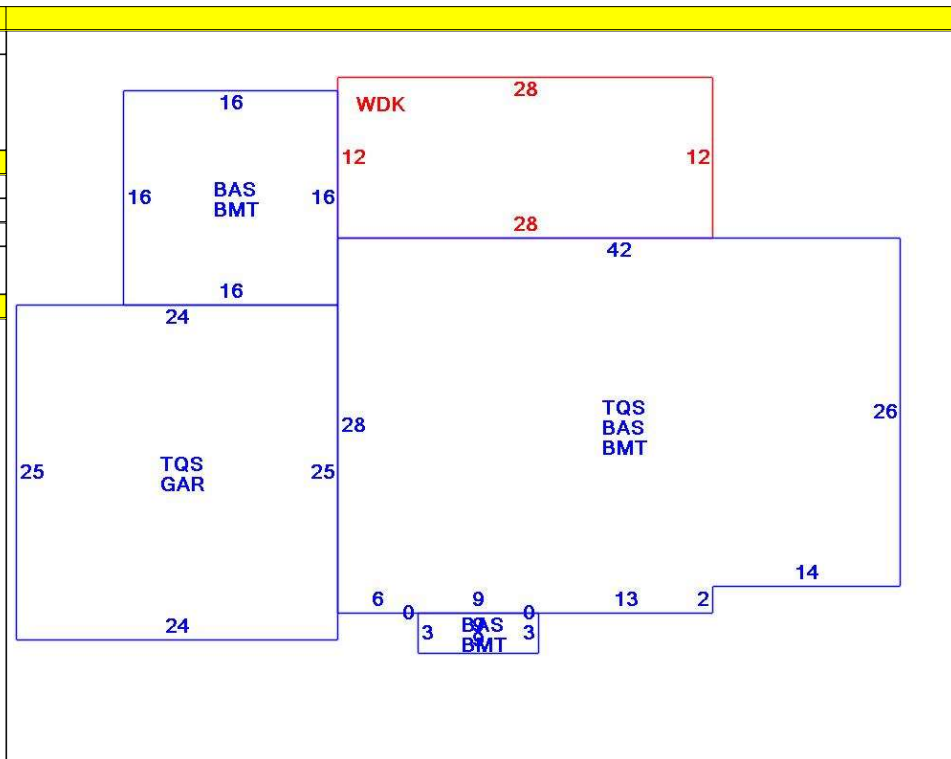
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
BLDR-22-94	08-09-2022	804	Addn Alt-Res	4,000		100		cutting opening in exterior wall, RE-ROOF - YAMOUTH LAND	04-27-2020	WD			FR	Field Review	
201503879	06-22-2015	NR	New Roof	10,450	06-30-2015	100	06-30-2016		10-13-2016	KM	02			03	Cycl Insp Comp
32295	07-22-1998	DW	Dwelling	149,380	01-01-1999	100			09-12-2014	JR	03			16	In Office Review
									07-19-2006	JK	22			22	Change of Address
									06-22-2000	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	RC-	4	0.260 AC	176,344.00	3.25636	1.0000	5	1.00	0105	1.000		1.0000	574,246.6	149,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	11	Clapboard			
Exterior Wall 2	14	Wood Shingle			
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	3				
Half Baths	1				
Extra Fixtures					
Total Rooms	8	8 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		C		Ownr 0.0
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	674,780
Year Built	1999
Effective Year Built	2005
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	11
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	89
RCNLD	600,600
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	2007		89		0.00	5,300
GAR	Attached Gara	B	600	40.00	2007		89		0.00	18,700
BMT	Basement-Unfi	B	1,431	26.01	2007		89		0.00	30,500
GEN	Emergency Ge	L	1	5550.00	2016		94		0.00	5,200
WDC	Wood Decking	L	336	20.00	2016		94		0.00	6,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,431	1,431	1,431	262.87	376,163
BMT	Basement Area	0	1,431	0	0.00	0
GAR	Attached Garage	0	600	0	0.00	0
TQS	Three Quarter Story	1,136	1,748	1,136	170.83	298,617
WDK	Wood Deck	0	336	0	0.00	0
Ttl Gross Liv / Lease Area		2,567	5,546	2,567		674,780

