

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
HENNESSY, MICHAEL 498 LINCOLN RD HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1010	282,700	282,700		
			6 Septic			RES LAND	1010	138,500	138,500		
SUPPLEMENTAL DATA						Total				421,200	421,200
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel				Land Ct# 27108-B							
ResExpt Q				#SR							
#DL 1 LOT 39				Life Estate							
#DL 2				PP STATU							
GIS ID F_981066_2705006				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)														
HENNESSY, MICHAEL		C102874	0	08-15-1985	Q	V	23,500	U	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
CASTELLANO, HELEN M		C95899	0	04-15-1984	Q	V	12,800	U	2023	1010	250,300	2022	1010	209,400	2021	1010	172,600					
WHELAN, FRANK G ET AL		C95401	0	02-15-1984	Q	V	9,000	U		1010	132,900		1010	98,400		1010	93,300					
ALBURY, JACK		C92111	0	06-15-1983	Q		10,500	U	Total									383,200	Total	307,800	Total	273,400

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)	256,600									
					Appraised Xf (B) Value (Bldg)	18,600									
					Appraised Ob (B) Value (Bldg)	7,500									
					Appraised Land Value (Bldg)	138,500									
					Special Land Value	0									
					Total Appraised Parcel Value	421,200									
					Valuation Method	C									
					Total Appraised Parcel Value	421,200									

NOTES										VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result			
EXPR-21-1	08-23-2021	835	Sid/Wind/Roof/	1,950		100		air sealing , rigid board on kne	04-27-2020	WD			FR	Field Review			
201507306	10-28-2015	NR	New Roof	6,000	06-30-2016	100	06-30-2016	REROOF (HURRICANE NAIL	01-29-2018	MLF	03		16	In Office Review			
B34320	05-01-1991	OB	Out Building	200	01-15-1992	100	06-30-1992	HY SHED	01-02-2018	KM	02		03	Cycl Insp Comp			
B28691	11-01-1985	DW	Dwelling	47,000	08-15-1986	100	06-30-1987	HY 11/2 S	08-17-2012	RB	03		16	In Office 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	RC-	4	0.400	AC	176,344.00	2.18159	1.0000	5	1.00	0104	0.900		1.0000	346,233.8	138,500
Total Card Land Units					0.40	AC	Parcel Total Land Area					0.40	Total Land Value				138,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 Stories			
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	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 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
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	305,533
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	256,600
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
SHED	Shed	L	192	18.00	1990		42		0.00	1,500
WDC	Wood Decking	L	120	20.00	1999		60		0.00	2,300
PAT2	Patio-Good	L	476	9.94	1999		80		0.00	3,700
BMT	Basement-Unfi	B	768	26.01	2000		84		0.00	18,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	768	768	768	265.22	203,689
BMT	Basement Area	0	768	0	0.00	0
FHS	Half Story	384	768	384	132.61	101,844
PTO	Patio	0	476	0	0.00	0
WDK	Wood Deck	0	120	0	0.00	0
Ttl Gross Liv / Lease Area		1,152	2,900	1,152		305,533

