

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
HUYNH, TUAN V & TRINH, DOAN T  853 PITCHERS WAY  HYANNIS MA 02601		1	Level	2	Public Water	1	Paved			Description	Code	Assessed	Assessed
		4	Gas							RESIDNTL	1010	409,700	409,700
		6	Septic							RES LAND	1010	153,200	153,200
<b>SUPPLEMENTAL DATA</b>													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 7 #DL 2 GIS ID F_981574_2704771					Plan Ref. 271/83 Land Ct# #SR Life Estate PP STATU Assoc Pid#					Total		562,900	562,900

801  
 FY2024  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)							
HUYNH, TUAN V & TRINH, DOAN T DELGIZZI, EVELYN ESTATE OF DELGIZZI, ANTHONY & EVELY		19737	0342	04-20-2005	Q	I	299,900	00					Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		9440	0254	11-15-1994	U	I	1	1F	2023	1010	350,700	2022	1010	300,900	2021	1010	244,800				
		2518	0007	05-27-1977	U		0			1010	139,300		1010	103,200		1010	103,200				
Total												490,000	Total	404,100	Total	348,000					

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount												
2022	5C	RESIDENTIAL EXEMPTION	0.00																
Total			0.00																

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Appraised Bldg. Value (Card)	371,100		
0105			Batch HYAN	Appraised Xf (B) Value (Bldg)	38,600		
				Appraised Ob (B) Value (Bldg)	0		
				Appraised Land Value (Bldg)	153,200		
				Special Land Value	0		
				Total Appraised Parcel Value	562,900		
				Valuation Method	C		
				Total Appraised Parcel Value	562,900		

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-22-16	01-04-2023	839	Solar Panel-Re	6,845		0		Installation of a interconnected		02-01-2022	AS	03		16	In Office Review
19-3649	11-06-2019	839	Solar Panel-Re	32,000	06-30-2020	100	06-30-2020	Installation of roof mounted ph		07-14-2020	CK	02		02	Bldg Permit Completed
201305720	08-26-2013	IN	Insulation	2,560	06-30-2014	100	06-30-2014	INSULATE		04-27-2020	WD			FR	Field Review
20064562	11-29-2006	AD	Addition	7,000	04-18-2008	100	06-30-2008	12' X 37'		02-23-2018	KM	02		03	Cycl Insp Comp

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	0.380	AC	176,344.00	2.28665	1.0000	5	1.00	0105	1.000	ACROSS FROM TREATMEN			1.0000	403,245.8	153,200
Total Card Land Units					0.38	AC	Parcel Total Land Area					0.38	Total Land Value					153,200	

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					
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	05	Vinyl/Asphalt			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	02	Heat Pump			
Bedrooms	03	3 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			
			<b>CONDO DATA</b>		
			Parcel Id	C	Owne 0.0
			Adjust Type	Code	Description
			Condo Flr		
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New	458,201	
			Year Built	1977	
			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	371,100	
			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			81		0.00	4,100
GAR	Attached Gara	B	308	40.00			81		0.00	11,000
BMT	Basement-Unfi	B	1,144	26.01			81		0.00	23,500
SOL2	Solar PV Pane	B	32	725.00			0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,616	1,616	1,616	283.54	458,201
BMT	Basement Area	0	1,144	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
Ttl Gross Liv / Lease Area		1,616	3,068	1,616		458,201

