

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
MACKINNON, MARIA C 135 SCUDDER AVENUE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	303,300	303,300
			6 Septic			RES LAND	1010	174,300	174,300
SUPPLEMENTAL DATA						Total			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 2 #DL 2 GIS ID F_984020_2697814				Plan Ref. 38/91 Land Ct# #SR Life Estate PP STATU Assoc Pid#		477,600			

801
 FY2024
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MACKINNON, MARIA C		33184 0241	09-13-2019	U	I	0	1F	Year	Code	Assessed	Year	Code	Assessed			
MACKINNON, WILLIAM D & MARIA C		28406 0109	09-26-2014	Q	I	280,000	00	2023	1010	263,200	2022	1010	226,300			
TURYN, SUZANNA R		26443 0199	06-25-2012	Q	I	265,000	00		1010	172,300	2021	1010	122,500			
M&M REALTY GROUP, INC		26079 0284	02-14-2012	U	I	144,625	1S					1010	3,600			
BANK OF AMERICA		24833 0114	09-16-2010	U	I	204,850	1L	Total		435,500	Total		348,800	Total		305,100

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
2016	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
0106			Batch HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	271,400
Appraised Xf (B) Value (Bldg)	28,300
Appraised Ob (B) Value (Bldg)	3,600
Appraised Land Value (Bldg)	174,300
Special Land Value	0
Total Appraised Parcel Value	477,600
Valuation Method	C
Total Appraised Parcel Value	477,600

NOTES								

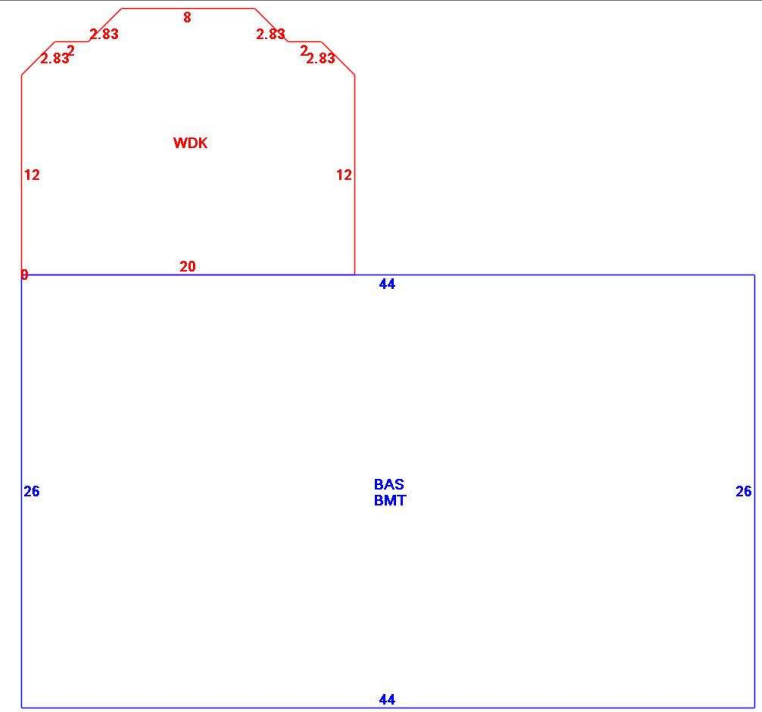
BUILDING PERMIT RECORD											VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments			Date	Id	Type	Is	Cd	Purpost/Result
201205045	08-27-2012	IN	Insulation	2,700	06-30-2012	100	06-30-2012	INSULATE			05-26-2020	WD			FR	Field Review
201200818	02-13-2012	NR	New Roof	11,500	06-30-2012	100	06-30-2012	REROOF STRIPPING OLD			02-15-2018	SR	01		03	Cycl Insp Comp
B36025	07-01-1993	WD	Wood Deck	3,000	01-15-1994	100	06-30-1994	HY DECK			07-20-2015	TR	03		16	In Office Review
											02-07-2002	PT	01		00	Meas/Listed-Interior Acces
											07-15-1988	ML	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	RB	4	0.330 AC	176,344.00	2.60499	1.0000	5	1.00	0106	1.150		1.0000	528,273.7	174,300	
Total Card Land Units					0.33 AC	Parcel Total Land Area					0.33	Total Land Value					174,300

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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 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	326,932
Year Built	1983
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	271,400
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	296	20.00	1999		60		0.00	3,600
BMT	Basement-Unfi	B	1,144	26.01	1999		83		0.00	24,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,144	1,144	1,144	285.78	326,932
BMT	Basement Area	0	1,144	0	0.00	0
WDK	Wood Deck	0	296	0	0.00	0
Ttl Gross Liv / Lease Area		1,144	2,584	1,144		326,932

