

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
SIMMONS, ALAN J & DIANNE E 80 ARBOR WAY HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDENTL	1010	338,000	338,000
			6 Septic			RES LAND	1010	172,300	172,300
SUPPLEMENTAL DATA						Total			
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q YES:		Land Ct# 24740-C					
#DL 1 LOT 23		#DL 2		#SR					
GIS ID F_983154_2698371		Assoc Pid#		Life Estate					
				PP STATU					

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SIMMONS, ALAN J & DIANNE E		C72409 0	11-15-1977	Q		48,000	U	Year	Code	Assessed	Year	Code	Assessed
								2023	1010	300,100	2022	1010	252,300
									1010	156,600		1010	116,000
											2021	1010	213,800
												1010	116,000
												1010	4,300
								Total		456,700	Total		368,300
								Total			Total		334,100

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2011	5C	RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0105				HYAN			

NOTES				APPRAISED VALUE SUMMARY			
				Appraised Bldg. Value (Card)	299,800		
				Appraised Xf (B) Value (Bldg)	33,900		
				Appraised Ob (B) Value (Bldg)	4,300		
				Appraised Land Value (Bldg)	172,300		
				Special Land Value	0		
				Total Appraised Parcel Value	510,300		
				Valuation Method	C		
				Total Appraised Parcel Value	510,300		

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
EXPR-23-1	08-15-2023	835	Sid/Wind/Roof/	29,114		100		Replace 13 windows; no struct	05-26-2020	WD			FR	Field Review
19-527	02-21-2019	820	Foundation Onl	35,000	04-04-2019	100	06-30-2019	Foundation stabilization	01-28-2016	SR	02		02	Bldg Permit Completed
201505274	09-15-2015	RW	Repair Work	6,500	01-25-2016	100	06-30-2016	REMOVE DAMAGED DECK.	03-26-2014	JR	03		16	In Office Review
201502560	05-05-2015	NR	New Roof	7,500	06-30-2015	100	06-30-2016	RE-ROOF STRIPPING OLD	01-27-2004	MF	04		44	Drive by inspection only
70135	07-16-2003	NR	New Roof	1,200	01-27-2004	100	01-01-2004		02-12-2002	PT	01		00	Meas/Listed-Interior Acces
									06-15-1988	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	0.750 AC	176,344.00	1.30239	1.0000	5	1.00	0105	1.000		1.0000	229,670.4	172,300

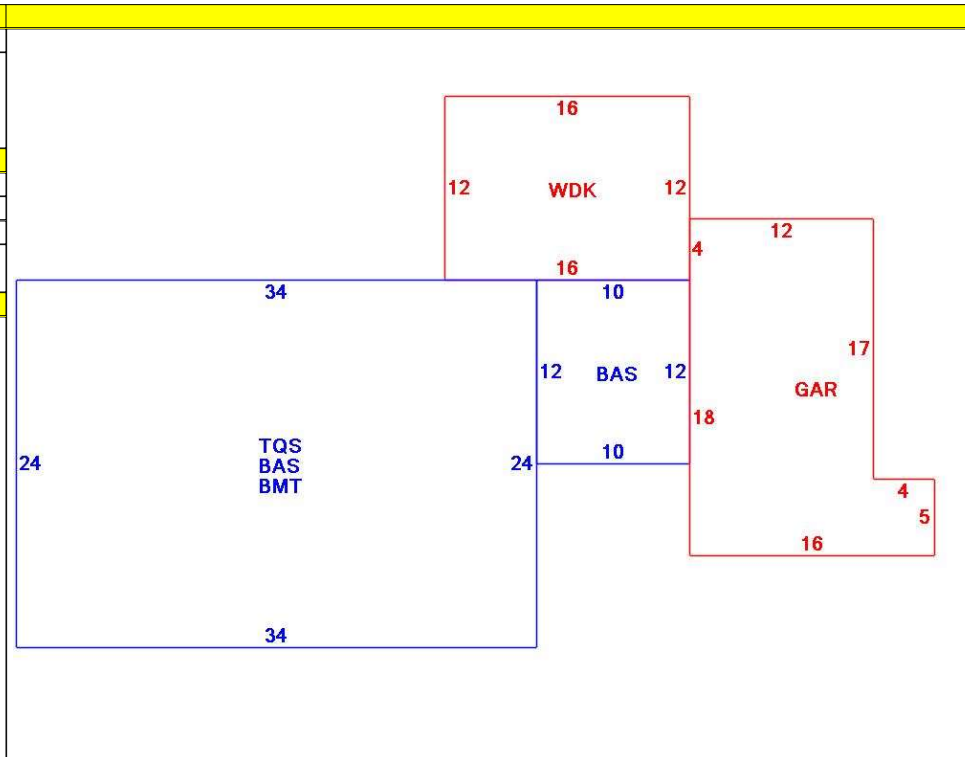
Total Card Land Units 0.75 AC Parcel Total Land Area 0.75

Total Land Value 172,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 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	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 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
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	370,121
Year Built	1976
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	299,800
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	1996		81		0.00	4,900
GAR	Attached Gara	B	284	40.00	1996		81		0.00	10,400
BMT	Basement-Unfi	B	816	26.01	1996		81		0.00	18,600
WDC	Wood Decking	L	192	20.00	2015		92		0.00	4,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	936	936	936	252.47	236,312
BMT	Basement Area	0	816	0	0.00	0
GAR	Attached Garage	0	284	0	0.00	0
TQS	Three Quarter Story	530	816	530	163.98	133,809
WDC	Wood Deck	0	192	0	0.00	0
Ttl Gross Liv / Lease Area		1,466	3,044	1,466		370,121

