

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
TAVARES, THOMAS 45 PINE GROVE AVE HYANNIS MA 02601		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	214,000	214,000	
			2 Public Water			RES LAND	1010	124,500	124,500	
SUPPLEMENTAL DATA						Total		338,500	338,500	
Alt Prcl ID		Split Zonin		Plan Ref.						
BID Parcel		ResExpt Q YES:		Land Ct#						
#DL 1				#SR						
#DL 2				Life Estate						
GIS ID F_984003_2699465				PP STATU						
				Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
TAVARES, THOMAS		7643	0323	08-15-1991	U	I	1	A	Year	Code	Assessed	Year	Code	Assessed
TAVARES, THOMAS & JENNIE		7298	0308	09-15-1990	U	I	1	A	2023	1010	189,300	2022	1010	168,400
TAVARES, JENNIE		4111	0321	05-15-1984	U	I	0	A		1010	119,500		1010	88,500
TAVARES, JENNIE		P65347	0	06-15-1983	U		0		Total		308,800	Total		256,900
								Total		228,900				

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2010	5C	RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0104				HYAN				
NOTES				Appraised Bldg. Value (Card)				155,500
				Appraised Xf (B) Value (Bldg)				15,300
				Appraised Ob (B) Value (Bldg)				43,200
				Appraised Land Value (Bldg)				124,500
				Special Land Value				0
				Total Appraised Parcel Value				338,500
				Valuation Method				C
				Total Appraised Parcel Value				338,500

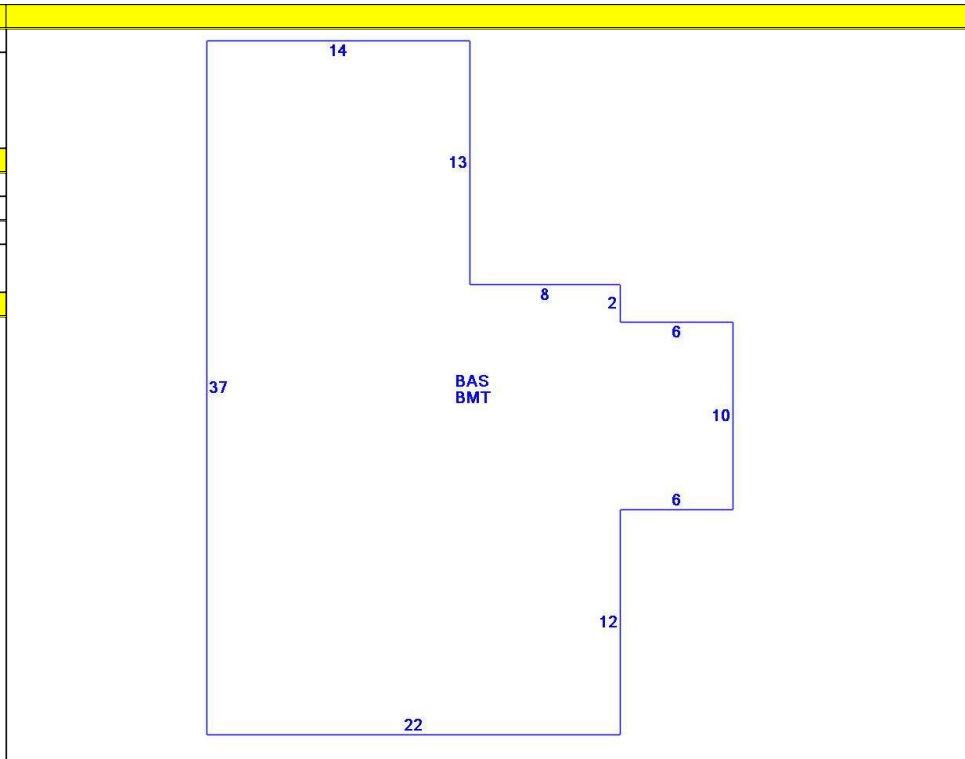
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
18-2179	08-06-2018	822	Insulation	1,900		100		Add R-10 rigid insulation to the	05-01-2020	WD			FR	Field Review
83532	04-21-2005	AD	Addition	800	09-25-2007	100	06-30-2007	DORMER	03-10-2015	SR	02		14	Cyclical Inspection
30837	05-12-1998	OB	Out Building	18,000	06-03-1999	100	01-01-1999	28 X 23	09-25-2007	PT	02		01	Meas/Est
									02-26-2001	SM	01		00	Meas/Listed-Interior Acces
									11-15-1987	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	0.160	AC	176,344.00	4.90299	1.0000	5	1.00	0104	0.900		1.0000	778,153.1	124,500
Total Card Land Units					0.16	AC	Parcel Total Land Area					0.16	Total Land Value			124,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
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	10	1 Full-0 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	225,419
Year Built	1945
Effective Year Built	1979
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	31
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	69
RCNLD	155,500
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
GAR2	Det Gar-w/FH	L	644	85.00	1998		79	00	1.00	43,200
BMT	Basement-Unfi	B	770	26.01	1980		69		0.00	15,300

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	770	770	770	292.75	225,419
BMT	Basement Area	0	770	0	0.00	0
Ttl Gross Liv / Lease Area		770	1,540	770		225,419

