

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LEACH, GERALD E & KATHLEEN M						Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
28 TOWNHOUSE COURT						RESIDNTL	1020	344,800	344,800	
HYANNIS MA 02601		SUPPLEMENTAL DATA				Total		344,800	344,800	VISION
Alt Prcl ID Split Zonin RB;HB BID Parcel ResExpt Q YES: #DL 1 UNIT 28 #DL 2 BLDG 2 GIS ID F_982380_2698842		Plan Ref. 253/88, 248/67 Land Ct# #SR Life Estate PP STATU Assoc Pid#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
LEACH, GERALD E & KATHLEEN M		26297 0120	05-01-2012	Q	I	157,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
GLOVER, WILLIAM R		25560 0198	07-13-2011	U	I	82,448	1	2023	1020	246,300	2022	1020	212,700	2021	1020	214,000
SANTORO, EDWARD A		19224 0139	11-08-2004	Q	I	233,500	00								1020	1,200
GALLAGHER, MARGUERITE B		12297 0193	05-27-1999	Q	I	82,500	00	Total								
RICE, BERKELEY D & RICE, VIRGINIA L		12297 0192	05-27-1999	U	I	0	1	246,300		Total	212,700	Total		Total		215,200

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
2019	5C	RESIDENTIAL EXEMPTION	0.00													
Total			0.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0001				HYAN	Appraised Bldg. Value (Card)	337,300		
					Appraised Xf (B) Value (Bldg)	6,300		
					Appraised Ob (B) Value (Bldg)	1,200		
					Appraised Land Value (Bldg)	0		
					Special Land Value	0		
					Total Appraised Parcel Value	344,800		
					Valuation Method	C		
					Total Appraised Parcel Value	344,800		

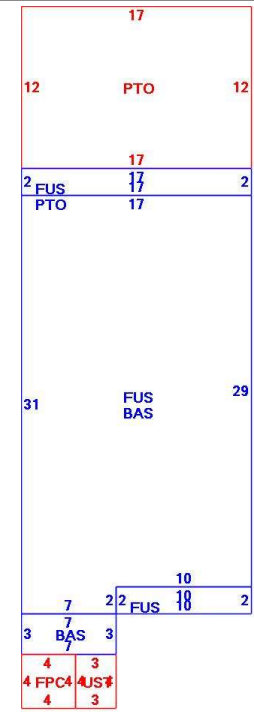
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
									04-30-2020	WD			FR	Field Review	
									12-31-2018	SR	02		03	Cycl Insp Comp	
									08-03-2018	GC	03		16	In Office Review	
									03-28-2018	MD	22		22	Change of Address	
									07-14-2015	TP	03		16	In Office Review	
									07-30-2013	TP	03		16	In Office Review	
									11-15-1987	ME	02		01	Meas/Est	

LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Dist	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value		
1	102U	Condominium M	SPLI	4		0 SF	0.00	1.00000	5	1.00	0001	1.000		0.0000	0	0		
Total Card Land Units						0 SF	Parcel Total Land Area						0.00	Total Land Value				0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium			
Model	05	Res Condo			
Bedrm Func	C	Average			
Stories	2	2 Stories			
Occupancy	0				
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1	1 Full			
Half Baths	1				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Master Deed L	1098				
Bath Split	11	1 Full-1 Half			
Foundation	01	Poured Conc.			
AC Type Alt					
Sewer Occupan					

CONDO DATA			
Parcel Id	104259	C 0430	Ownr 1.8
	PINEBROOK	B 1	S 1
Adjust Type	Code	Description	Factor%
Condo Flr	END	END UNIT	100
Condo Unit	MKT0	MKT0	100

COST / MARKET VALUATION	
Building Value New	411,285
Year Built	1972
Effective Year Built	1996
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	18
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	82
Cns Sect Rcnld	337,300
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	1998		82		0.00	4,900
FOPC	Open Prch-roo	B	16	55.00	1998		82		0.00	1,100
UST	Utility Storage-	B	12	17.11	1998		82		0.00	300
PAT1	Patio- Average	L	238	5.89	1998		79		0.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	528	528	528	377.67	199,411
FPC	Open Porch Conc. Floor	0	16	0	0.00	0
FUS	Upper Story	561	561	561	377.67	211,874
PTO	Patio	0	238	0	0.00	0
UST	Utility Enclosure	0	12	0	0.00	0
Ttl Gross Liv / Lease Area		1,089	1,355	1,089		411,285

