

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
NAOUM, ELIE  47 SAINT JOHN STREET  HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	289,400	289,400		
			6 Septic			RES LAND	1010	135,000	135,000		
<b>SUPPLEMENTAL DATA</b>						Total				424,400	424,400
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 5 #DL 2 GIS ID F_982802_2701725				Plan Ref. 167/85 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
NAOUM, ELIE		29566 0022	04-08-2016	U	I	275,000	1A	Year	Code	Assessed	Year	Code	Assessed	
NAOUM, KHALIL & ELHAM		24249 0241	12-18-2009	U	I	165,000	1	2023	1010	250,000	2022	1010	216,800	
CAUS, HAVILA MARIA		22925 0152	05-21-2008	U	I	10	1A		1010	129,500		1010	95,900	
CAUS, HAVILA MARIA & COYNE, MARTI		19758 0316	04-26-2005	Q	I	245,500	00					1010	2,100	
KWOK, WEI CHAN & CHAN, GLADYS		4885 0304	01-15-1986	Q	I	87,000	U	Total		379,500	Total	312,700	Total	270,500

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0104				HYAN	Appraised Bldg. Value (Card)	247,700	
					Appraised Xf (B) Value (Bldg)	39,600	
					Appraised Ob (B) Value (Bldg)	2,100	
					Appraised Land Value (Bldg)	135,000	
					Special Land Value	0	
					Total Appraised Parcel Value	424,400	
					Valuation Method	C	
					Total Appraised Parcel Value	424,400	

NOTES										VISIT / CHANGE HISTORY				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201000655	02-18-2010	RE	Remodel	12,000	03-18-2010	100	06-30-2011	REPAIRS, FIN BMT W OFFIC	05-01-2020	WD			FR	Field Review
B27976	06-01-1985	DW	Dwelling	0	01-15-1986	100		HY 1 STOR	04-11-2016	AL	03		16	In Office Review
									03-19-2015	LH	03		16	In Office Review
									03-18-2015	SR	02		14	Cyclical Inspection
									03-16-2011	RB	03		02	Bldg Permit Completed
									03-18-2010	MK	01		52	New Construction
									03-05-2010	NF	03		16	In Office Review

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	0.280 AC	176,344.00	3.03702	1.0000	5	1.00	0104	0.900		1.0000	482,001.0	135,000
Total Card Land Units					0.28	AC	Parcel Total Land Area					0.28	Total Land Value			135,000

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	14	Carpet			
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	1				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			
			<b>CONDO DATA</b>		
			Parcel Id		C
			Owne 0.0		
			B S		
			Adjust Type	Code	Description
			Factor%		
			Condo Flr		
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New 294,870		
			Year Built 1985		
			Effective Year Built 1998		
			Depreciation Code A		
			Remodel Rating		
			Year Remodeled		
			Depreciation % 16		
			Functional Obsol 0		
			External Obsol 0		
			Trend Factor 1		
			Condition		
			Condition %		
			Percent Good 84		
			RCNLD 247,700		
			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	2000		84		0.00	4,200
WDC	Wood Decking	L	100	20.00	1999		60		0.00	2,100
BFA	Bsmt Fin-Avg	B	860	17.36	2000		84		0.00	12,500
UST	Utility Storage-	B	30	17.11	2000		84		0.00	500
BMT	Basement-Unfi	B	1,008	26.01	2000		84		0.00	22,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,008	1,008	1,008	292.53	294,870
BMT	Basement Area	0	1,008	0	0.00	0
UST	Utility Enclosure	0	30	0	0.00	0
WDK	Wood Deck	0	100	0	0.00	0
Ttl Gross Liv / Lease Area		1,008	2,146	1,008		294,870

