

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
LANDAVERDE, NELSON D  166 BRISTOL AVENUE  HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	379,700	379,700		
			6 Septic			RES LAND	1010	136,100	136,100		
<b>SUPPLEMENTAL DATA</b>						Total				515,800	515,800
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct# 14034-E							
#DL 1 LOT 4		#DL 2 BLOCK 4		#SR							
GIS ID F_984294_2701965				Life Estate							
				PP STATU							
				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
LANDAVERDE, NELSON D		C230913	0	08-29-2022	Q	I	550,000	00	Year	Code	Assessed	Year	Code	Assessed
HILINE AUTO INC		C229780	0	04-28-2022	U	I	1	1F	2023	1010	316,600	2022	1010	273,300
DEMELO, DANUBIA E		C206987	0	07-30-2015	U	I	154,000	1S		1010	130,600		1010	96,800
US BANK NATL ASSN TR JP MORGAN M		C205291	0	12-29-2014	U	I	226,127	1L						
CALLE, SEGUNDO L		C178956	0	01-04-2006	Q	I	339,000	00						
		Total								447,200	Total	370,100	Total	316,500

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)	335,200	
					Appraised Xf (B) Value (Bldg)	44,500	
					Appraised Ob (B) Value (Bldg)	0	
					Appraised Land Value (Bldg)	136,100	
					Special Land Value	0	
					Total Appraised Parcel Value	515,800	
					Valuation Method	C	
					Total Appraised Parcel Value	515,800	

NOTES								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
84968	06-22-2005	NS	New Siding	4,000	10-06-2006	100	06-30-2007		05-09-2023	CK	04		20	Sale Review	
									05-01-2020	WD			FR	Field Review	
									01-23-2018	SR	02		03	Cycl Insp Comp	
									10-06-2006	NF	02		01	Meas/Est	
									03-07-2001	PT	01		00	Meas/Listed-Interior Acces	
									10-15-1987	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	0.320	AC	176,344.00	2.68059	1.0000	5	1.00	0104	0.900		1.0000	425,429.9	136,100
Total Card Land Units					0.32	AC	Parcel Total Land Area					0.32	Total Land Value				136,100

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	11	Clapboard			
Exterior Wall 2	14	Wood Shingle			
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	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	11	1 Full-1 Half			
			<b>CONDO DATA</b>		
			Parcel Id	C	Ownr 0.0
			Adjust Type Code Description Factor%		
			Condo Flr		
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		452,995
			Year Built		1961
			Effective Year Built		1986
			Depreciation Code		A
			Remodel Rating		
			Year Remodeled		
			Depreciation %		26
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		74
			RCNLD		335,200
			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	1988		74		0.00	3,700
FOP	Open Porch-ro	B	65	55.00	1988		74		0.00	3,000
GAR	Attached Gara	B	360	40.00	1988		74		0.00	11,100
BMT	Basement-Unfi	B	1,536	26.01	1988		74		0.00	26,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,712	1,712	1,712	264.60	452,995
BMT	Basement Area	0	1,536	0	0.00	0
FOP	Open Porch	0	65	0	0.00	0
GAR	Attached Garage	0	360	0	0.00	0
Ttl Gross Liv / Lease Area		1,712	3,673	1,712		452,995

