

| CURRENT OWNER | | TOPO | | UTILITIES | | STRT / ROAD | | LOCATION | | CURRENT ASSESSMENT | | | | 801 FY2024 BARNSTABLE, MA VISION | | | | | | | |
|---|------------|------------------|-------------------|------------|-------------|---|------------------------|----------|------------|-------------------------------|-------|-----------|------------------|--|----------------------------|----------------------|--------------|-------------------|-------------------|----------|--|
| BOURGEOIS, RONALD D JR & MARJ BOURGEOIS REVOCABLE TRUST 2 LYNXHOLM COURT 2ND FL HYANNIS MA 02601 | | 1 | Level | 1 | All Public | 1 | Paved | | | Description | Code | Assessed | Assessed | | | RESIDNTL RES LAND | 1040 1040 | 150,100 76,700 | 150,100 76,700 | | |
| | | | | | Gas | | | | | | | | | | | | | | | | |
| SUPPLEMENTAL DATA | | | | | | | | | | | | | | | | | | | | | |
| Alt Prcl ID | | Split Zonin | | Plan Ref. | | Land Ct# | | 17786-E | | | | | | | | | | | | | |
| #DL 1 | | LOT 75 | | #SR | | Life Estate | | PP STATU | | | | | | | | | | | | | |
| #DL 2 | | | | Assoc Pid# | | | | | | | | | | | | | | | | | |
| GIS ID | | F_984967_2704245 | | | | | | | | Total | | | | 226,800 | | 226,800 | | | | | |
| RECORD OF OWNERSHIP | | BK-VOL/PAGE | | SALE DATE | | Q/U | | V/I | | SALE PRIC | | VC | | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | |
| BOURGEOIS, RONALD D JR & MARJORI | | C196393 | 0 | 02-21-2012 | | U | I | | | 1 | 1A | Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed | |
| BOURGEOIS, RONALD D JR | | C171132 | 0 | 11-05-2003 | | Q | I | | | 244,800 | 00 | 2023 | 1040 | 140,700 | 2022 | 1040 | 164,200 | 2021 | 1040 | 138,000 | |
| WINER, HOWARD A TR | | C144650 | 0 | 06-02-1997 | | U | I | | | 1 | 1A | | 1040 | 73,600 | | 1040 | 54,500 | | 1040 | 51,600 | |
| JANNELL, JANE H | | C144649 | 0 | 06-02-1997 | | U | I | | | 1 | 1A | | | | | | | | | | |
| WINER, HOWARD A TR | | C138992 | 0 | 11-15-1995 | | U | I | | | 38,200 | 1L | | | | | | | | | | |
| | | | | | | | | | | Total | | 214,300 | | Total | | 218,700 | | Total | | 189,600 | |
| 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 | | Appraised Bldg. Value (Card) | | | | 150,100 | | | | | | | |
| 0104 | | | | | | | | HYAN | | Appraised Xf (B) Value (Bldg) | | | | 0 | | | | | | | |
| | | | | | | | | | | Appraised Ob (B) Value (Bldg) | | | | 0 | | | | | | | |
| | | | | | | | | | | Appraised Land Value (Bldg) | | | | 76,700 | | | | | | | |
| | | | | | | | | | | Special Land Value | | | | 0 | | | | | | | |
| | | | | | | | | | | Total Appraised Parcel Value | | | | 226,800 | | | | | | | |
| | | | | | | | | | | Valuation Method | | | | C | | | | | | | |
| | | | | | | | | | | Total Appraised Parcel Value | | | | 226,800 | | | | | | | |
| 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 | | | | | | |
| | | | | | | | | | | 05-04-2020 | WD | | | FR | Field Review | | | | | | |
| | | | | | | | | | | 03-29-2017 | MD | 22 | | 22 | Change of Address | | | | | | |
| | | | | | | | | | | 03-23-2017 | SR | 02 | | 03 | Cycl Insp Comp | | | | | | |
| | | | | | | | | | | 05-10-2013 | DR | 22 | | 22 | Change of Address | | | | | | |
| | | | | | | | | | | 03-05-2012 | JR | 03 | | 15 | Abatement Review | | | | | | |
| | | | | | | | | | | 02-28-2001 | SM | 01 | | 00 | Meas/Listed-Interior Acces | | | | | | |
| | | | | | | | | | | 09-15-1987 | 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 | 1040 | Two Family | RB | 4 | 0.190 | AC | 176,344.00 | 4.23746 | 1.0000 | 5 | 0.60 | 0104 | 0.900 | | 1.0000 | 403,510.3 | 76,700 | | | | |
| Total Card Land Units | | | | | 0.19 | AC | Parcel Total Land Area | | | | | 0.19 | Total Land Value | | | | | 76,700 | | | |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|----|----------------|---------------------------------|----|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 10 | Duplex | | | |
| 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 | 14 | Carpet | | | |
| Interior Floor 2 | | | | | |
| Heat Fuel | 03 | Gas | | | |
| Heat Type | 04 | Hot Air | | | |
| AC Type | 01 | None | | | |
| Bedrooms | 04 | 4 Bedrooms | | | |
| Full Baths | 2 | | | | |
| Half Baths | 0 | | | | |
| Extra Fixtures | | | | | |
| Total Rooms | 8 | 8 Rooms | | | |
| Bath Style | | | | | |
| Kitchen Style | | | | | |
| Occupancy | | | | | |
| Usrflid 105 | | | | | |
| Accessory Apt | | | | | |
| Foundation Alt | 03 | Conc. Slab | | | |
| Rms Prts | | | | | |
| Bath Split | 20 | 2 Full-0 Half | | | |

| CONDO DATA | | | |
|-------------|------|-------------|---------|
| Parcel Id | C | Ownr | 0.0 |
| | | | |
| Adjust Type | Code | Description | Factor% |
| Condo Flr | | | |
| Condo Unit | | | |

| COST / MARKET VALUATION | |
|--------------------------|---------|
| Building Value New | 217,567 |
| 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 | 150,100 |
| Dep % Ovr | |
| Dep Ovr Comment | |
| Misc Imp Ovr | |
| Misc Imp Ovr Comment | |
| Cost to Cure Ovr | |
| Cost to Cure Ovr Comment | |

| | | |
|----|-----|----|
| 60 | | |
| 24 | BAS | 24 |
| 60 | | |

| 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 |
| | | | | | | | | | | |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | | |
|-----------------------------------|-------------|-------------|------------|----------|-----------|----------------|--|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value | |
| BAS | First Floor | 1,440 | 1,440 | 1,440 | 151.09 | 217,567 | |
| Ttl Gross Liv / Lease Area | | 1,440 | 1,440 | 1,440 | | 217,567 | |

