

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
FURTADO, CELINA 21 MAPLE AVE HYANNIS MA 02601				1	Level	2	Public Water	1	Paved			Description	Code	Assessed	Assessed
				4	Gas					RESIDNTL	1040	308,900	308,900		
				6	Septic					RES LAND	1040	140,800	140,800		
SUPPLEMENTAL DATA												Total			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_986457_2698503				Plan Ref. SEE DEED DESC Land Ct# #SR Life Estate PP STATU Assoc Pid#											

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)					
FURTADO, CELINA		29174	0021	09-30-2015	U	I	199,000	1				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
NAYLOR, KEVIN M		9950	0296	11-15-1995	Q	I	61,000	U				2023	1040	262,200	2022	1040	216,500	2021	1040	177,000	
ATKIN, PAUL & JOHN & HAINS, C		6375	0241	07-15-1988	Q	I	160,000	U					1040	128,000		1040	94,800		1040	94,800	
PERRY, KEITH D		4645	0053	07-15-1985	Q	I	105,000	U											1040	2,300	
MURPHY, FRANCES		3503	0160	06-15-1983	U		0														
Total												390,200		Total		311,300		Total		274,100	

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			Batch HYAN

NOTES			

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)	288,900		
Appraised Xf (B) Value (Bldg)	17,700		
Appraised Ob (B) Value (Bldg)	2,300		
Appraised Land Value (Bldg)	140,800		
Special Land Value	0		
Total Appraised Parcel Value	449,700		
Valuation Method	C		
Total Appraised Parcel Value	449,700		

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
EXPR-23-1	10-23-2023	835	Sid/Wind/Roof/	15,000		100		Retrofit insulation and weathery		05-07-2020	WD			FR	Field Review
18-3650	11-02-2018	835	Sid/Wind/Roof/	3,500		100		RE-ROOF		09-26-2017	SR	02		03	Cycl Insp Comp
201401096	02-27-2014	IN	Insulation	3,300	06-30-2014	100	06-30-2014	INSULATE-WEATHERIZE		05-17-2012	TP	03		16	In Office Review
201005566	10-18-2010	NR	New Roof	1,000	06-30-2011	100	06-30-2011	FIX LEAK-INSTALL RUBBER		03-08-2002	PT	01		00	Meas/Listed-Interior Acces
201005532	10-15-2010	NR	New Roof	1,000	06-30-2011	100	06-30-2011	RUBBER ROOF		06-10-1998	LK	02		02	Bldg Permit Completed
15365	05-23-1996	DE	Demolish	0	06-10-1998	100	12-31-1998			08-27-1997	LK	02		01	Meas/Est
										09-15-1988	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	0.180	AC	176,344.00	4.43465	1.0000	5	1.00	0105	1.000		1.0000	782,032.7	140,800
Total Card Land Units					0.18	AC	Parcel Total Land Area					0.18	Total Land Value				140,800

Property Location 21 MAPLE AVE
Vision ID 24626

Account # 217768

Map ID 307/ 083/ //

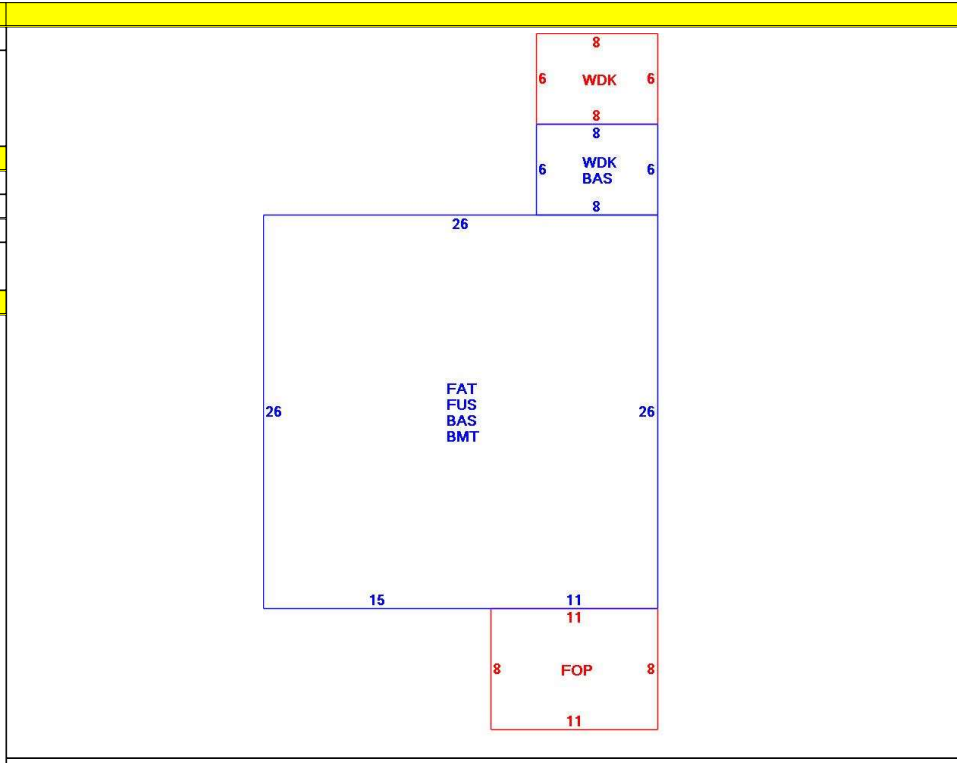
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 1040
Print Date 2/5/2024 3:38:32 PM

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	2.15	2 Stories w/FA			
Exterior Wall 1	14	Wood Shingle	CONDO DATA		
Exterior Wall 2			Parcel Id	C	Ownr 0.0
Roof Structure	03	Gable/Hip		B	S
Roof Cover	03	Asph/F Gls/Cmp	Adjust Type	Code	Description
Interior Wall 1	03	Plastered			Factor%
Interior Wall 2			Condo Flr		
Interior Floor 1	14	Carpet	Condo Unit		
Interior Floor 2			COST / MARKET VALUATION		
Heat Fuel	02	Oil	Building Value New		418,674
Heat Type	05	Hot Water	Year Built		1930
AC Type	01	None	Effective Year Built		1979
Bedrooms	04	4 Bedrooms	Depreciation Code		A
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures			Depreciation %		31
Total Rooms	8	8 Rooms	Functional Obsol		0
Bath Style			External Obsol		0
Kitchen Style			Trend Factor		1
Occupancy			Condition		
Usrflid 105			Condition %		
Accessory Apt			Percent Good		69
Foundation Alt	02	Conc. Block	RCNLD		288,900
Rms Prts			Dep % Ovr		
Bath Split	20	2 Full-0 Half	Dep 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
WDC	Wood Decking	L	96	20.00	1986		34		0.00	1,200
FOP	Open Porch-ro	B	88	55.00	1979		69		0.00	3,500
BMT	Basement-Unfi	B	676	26.01	1979		69		0.00	14,200
PAT1	Patio- Average	L	400	5.89	1992		46		0.00	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprac Value	
BAS	First Floor	724	724	724	278.93	201,945	
BMT	Basement Area	0	676	0	0.00	0	
FAT	Attic, Finished	101	676	101	41.67	28,172	
FOP	Open Porch	0	88	0	0.00	0	
FUS	Upper Story	676	676	676	278.93	188,557	
WDK	Wood Deck	0	96	0	0.00	0	
Ttl Gross Liv / Lease Area		1,501	2,936	1,501		418,674	

