

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
PEARL ST HOLDINGS LLC  17 HIGH SCHOOL ROAD B  HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1120	234,500	234,500		
			6 Septic			RES LAND	1120	137,900	137,900		
<b>SUPPLEMENTAL DATA</b>						Total				372,400	372,400
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct#							
#DL 1				#SR							
#DL 2				Life Estate							
GIS ID		F_988247_2700215		Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
PEARL ST HOLDINGS LLC	34177	343	06-03-2021	U	V	1	1F									
DEWEY, JACOB T	33110	0227	07-28-2020	U	V	250,000	1	2023	1120	1,467,500	2022	1300	98,000	2021	1300	92,900
OSULLIVAN, DANIEL F TR	33105	0303	07-27-2020	U	V	0	1F		1120	500,000						
HOYT, SHEILA TR	7741	0341	11-15-1991	U	I	130,000	L									
CITY SVNGS BK OF PITTSFIELD	7716	0272	10-15-1991	U	I	140,000	L									
Total								1,967,500	Total		98,000	Total		92,900		

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0104				HYAN

NOTES		APPRAISED VALUE SUMMARY	
5 DUPLEXES TOTAL		Appraised Bldg. Value (Card)	227,500
		Appraised Xf (B) Value (Bldg)	2,500
		Appraised Ob (B) Value (Bldg)	4,500
		Appraised Land Value (Bldg)	137,900
		Special Land Value	0
		Total Appraised Parcel Value	372,400
		Valuation Method	C
		Total Appraised Parcel Value	372,400

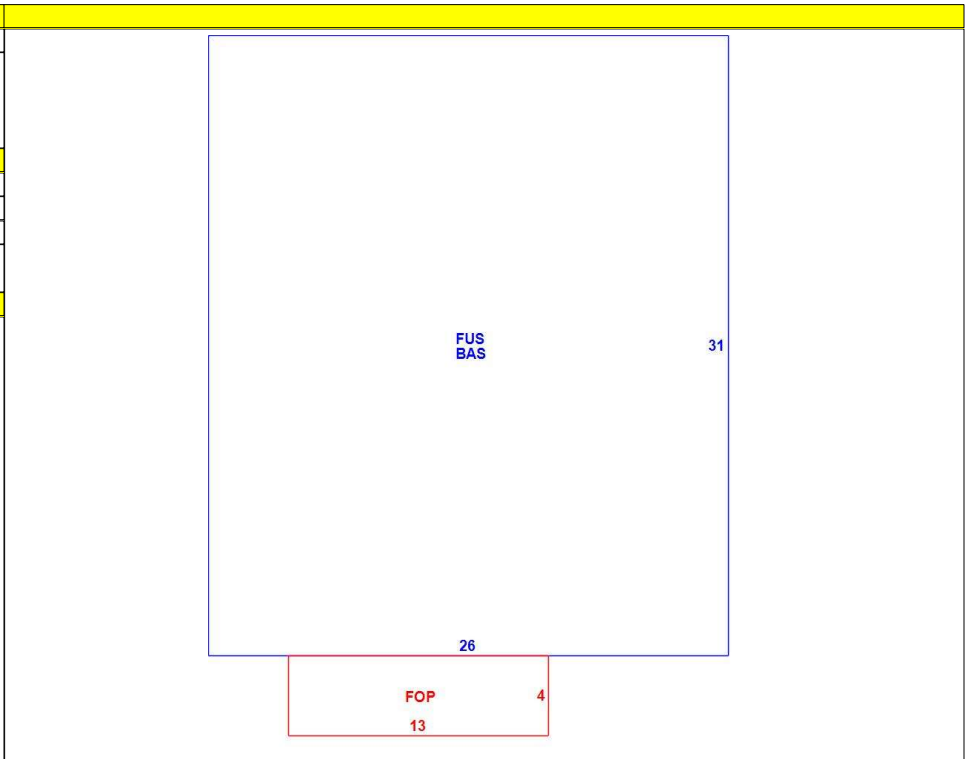
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
BLDR-23-71	06-06-2023	804	Addn Alt-Res	0		100		No construction, change of us		05-11-2023	JO	03		02	Bldg Permit Completed
BLDR-22-11	09-27-2022	839	Solar Panel-Re	10,873	10-21-2022	100	10-21-2022	CMPLTD 10/21/2022 ELEC-22		04-20-2022	CK	02		02	Bldg Permit Completed
BLDR-22-11	09-27-2022	839	Solar Panel-Re	10,873	10-21-2022	100	10-21-2022	COMPLETED 10/21/2022 PE		05-07-2020	WD			FR	Field Review
BLDR-21-54	04-29-2021	824	New Cons1-2fa	380,000	06-30-2022	100	06-30-2022	UNITS I-J CONSTRUCT NEW		04-27-2012	JR	01		02	Bldg Permit Completed
BLDR-21-53	04-29-2021	824	New Cons1-2fa	380,000	06-30-2022	100	06-30-2022	Construct new 2 family (rental)		06-09-2011	RB	02		13	CALLBACK
BLDR-21-52	04-29-2021	824	New Cons1-2fa	380,000	06-30-2022	100	06-30-2022	Construct new 2-family (rental)							
BLDR-21-52	04-29-2021	824	New Cons1-2fa	380,000	06-30-2022	100	06-30-2022	Construct new 2 family (rental)							

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	112R	APT 9+/ResTyp	DMS	4	0.380	AC	176,344.00	2.28665	1.0000	5	1.00	0104	0.900	10 UNITS		1.0000	362,915.9	137,900
Total Card Land Units					0.38	AC	Parcel Total Land Area					0.38	Total Land Value			137,900		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	10	Duplex			
Model	01	Residential			
Grade:	B-	Custom Minus			
Stories	2	2 Stories			
Exterior Wall 1	11	Clapboard			
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	12	Hardwood			
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	2				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy	2				
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	22	2 Full-2 Half			

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

COST / MARKET VALUATION	
Building Value New	303,611
Year Built	2021
Effective Year Built	2019
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	0
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	T1
Condition %	85
Percent Good	15
RCNLD	45,500
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
FOP	Open Porch-ro	B	52	55.00	2022		15		0.00	500
PAV1	PAVING-ASP	L	10,00	3.00	2021		15		0.00	4,500
SOL2	Solar PV Pane	B	33	725.00	2022		0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	806	806	806	187.74	151,321
FOP	Open Porch	0	52	0	0.00	0
FUS	Upper Story	806	806	806	187.74	151,321
Ttl Gross Liv / Lease Area		1,612	1,664	1,612		302,642



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>
PEARL ST HOLDINGS LLC  17 HIGH SCHOOL ROAD B  HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1120	234,500	234,500	
			6 Septic			RES LAND	1120	137,900	137,900	
<b>SUPPLEMENTAL DATA</b>						Total				372,400
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_988247_2700215				Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#						372,400

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
PEARL ST HOLDINGS LLC		34177 343	06-03-2021	U	V	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
DEWEY, JACOB T		33110 0227	07-28-2020	U	V	250,000	1	2023	1120	1,467,500	2022	1300	98,000	2021	1300	92,900	
OSULLIVAN, DANIEL F TR		33105 0303	07-27-2020	U	V	0	1F		1120	500,000							
HOYT, SHEILA TR		7741 0341	11-15-1991	U	I	130,000	L										
CITY SVNGS BK OF PITTSFIELD		7716 0272	10-15-1991	U	I	140,000	L										
Total								1,967,500		Total		98,000		Total		92,900	

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)	227,500			
					Appraised Xf (B) Value (Bldg)	2,500			
					Appraised Ob (B) Value (Bldg)	4,500			
					Appraised Land Value (Bldg)	137,900			
					Special Land Value	0			
					Total Appraised Parcel Value	372,400			
					Valuation Method	C			
					Total Appraised Parcel Value	372,400			

NOTES											VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result		

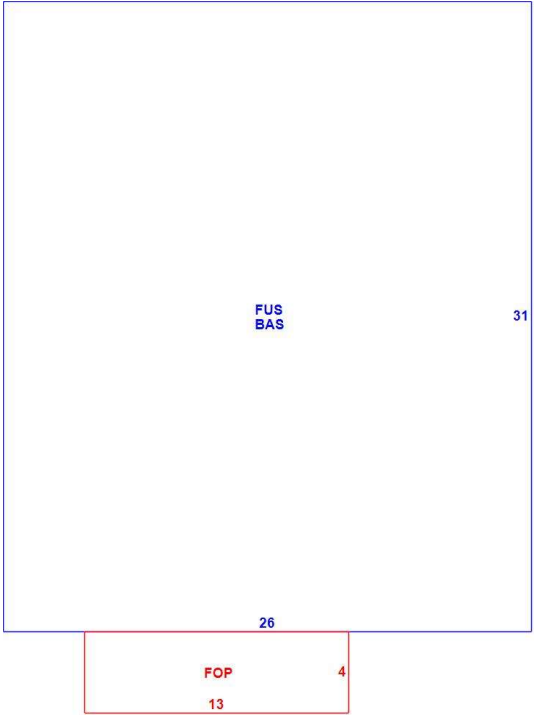
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result		

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
2	112R	APT 9+/ResTyp	DMS		SF		0.00000		0	1.00		1.000		0.0000		0
Total Card Land Units 0.00 SF Parcel Total Land Area 0.38 Total Land Value 0																

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	10	Duplex			
Model	01	Residential			
Grade:	B-	Custom Minus			
Stories	2	2 Stories			
Exterior Wall 1	11	Clapboard			
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	12	Hardwood			
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	2				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy	2				
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	22	2 Full-2 Half			

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

COST / MARKET VALUATION	
Building Value New	303,611
Year Built	2021
Effective Year Built	2019
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	0
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	T1
Condition %	85
Percent Good	15
RCNLD	45,500
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
FOP	Open Porch-ro	B	52	55.00	2022		15		0.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	806	806	806	187.74	151,321	
FOP	Open Porch	0	52	0	0.00	0	
FUS	Upper Story	806	806	806	187.74	151,321	
Ttl Gross Liv / Lease Area		1,612	1,664	1,612		302,642	

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>	
PEARL ST HOLDINGS LLC  17 HIGH SCHOOL ROAD B  HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1120	234,500	234,500		
			6 Septic			RES LAND	1120	137,900	137,900		
<b>SUPPLEMENTAL DATA</b>						Total				372,400	372,400
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct#							
#DL 1		#DL 2		#SR							
GIS ID		F_988247_2700215		Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
PEARL ST HOLDINGS LLC	34177	343	06-03-2021	U	V	1	1F	2023	1120	1,467,500	2022	1300	98,000	2021	1300	92,900
DEWEY, JACOB T	33110	0227	07-28-2020	U	V	250,000	1									
OSULLIVAN, DANIEL F TR	33105	0303	07-27-2020	U	V	0	1F			500,000						
HOYT, SHEILA TR	7741	0341	11-15-1991	U	I	130,000	L									
CITY SVNGS BK OF PITTSFIELD	7716	0272	10-15-1991	U	I	140,000	L									
Total								1,967,500	Total		98,000	Total		92,900		

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0104				HYAN

NOTES			
This signature acknowledges a visit by a Data Collector or Assessor			
APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			227,500
Appraised Xf (B) Value (Bldg)			2,500
Appraised Ob (B) Value (Bldg)			4,500
Appraised Land Value (Bldg)			137,900
Special Land Value			0
Total Appraised Parcel Value			372,400
Valuation Method			C
Total Appraised Parcel Value			372,400

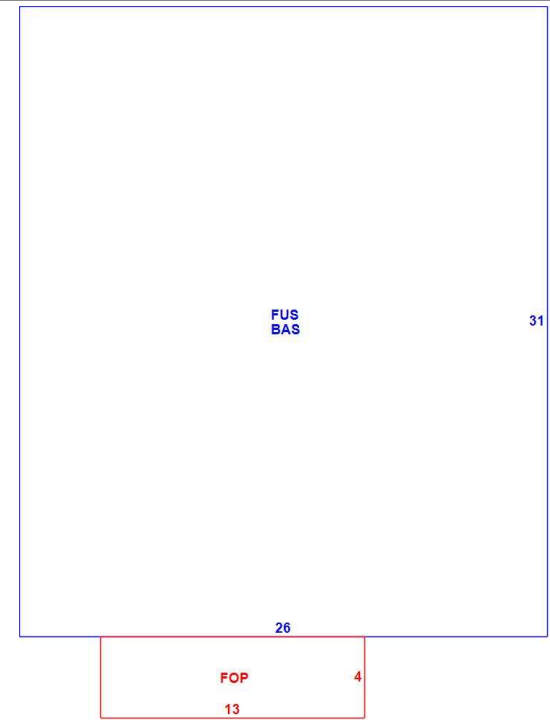
BUILDING PERMIT RECORD							VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result

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
3	112R	APT 9+/ResTyp	DMS		SF		0.00000		0	1.00		1.000		0.0000		0
Total Card Land Units					0.00	SF	Parcel Total Land Area					0.38	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	10	Duplex			
Model	01	Residential			
Grade:	B-	Custom Minus			
Stories	2	2 Stories			
Exterior Wall 1	11	Clapboard			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
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Half Baths	2				
Extra Fixtures					
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Bath Style					
Kitchen Style					
Occupancy	2				
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	22	2 Full-2 Half			

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

COST / MARKET VALUATION	
Building Value New	303,611
Year Built	2021
Effective Year Built	2019
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	0
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	T1
Condition %	85
Percent Good	15
RCNLD	45,500
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
FOP	Open Porch-ro	B	52	55.00	2022		15		0.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
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FOP	Open Porch	0	52	0	0.00	0	
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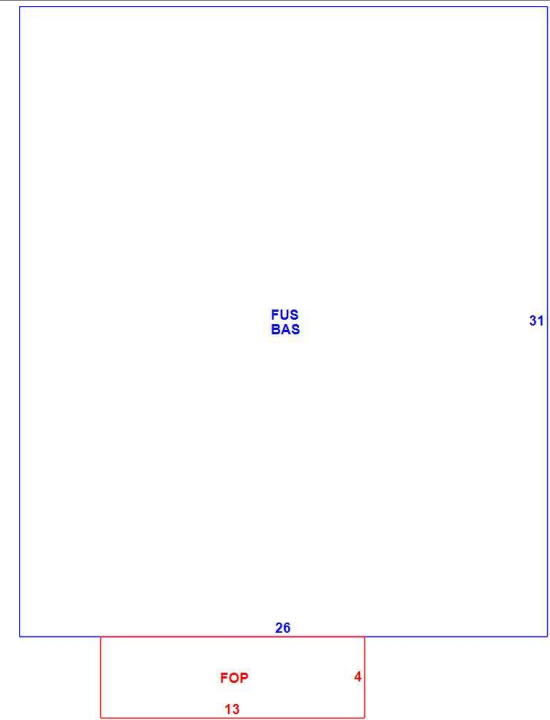
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Total Card Land Units					0.00	SF	Parcel Total Land Area					0.38	Total Land Value			0



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Dep Ovr Comment	
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<b>SUPPLEMENTAL DATA</b>						Total				372,400	372,400
Alt Prcl ID		Split Zonin		Plan Ref.							
BID Parcel		ResExpt Q		Land Ct#							
#DL 1		#DL 2		#SR							
GIS ID		F_988247_2700215		Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
PEARL ST HOLDINGS LLC	34177	343	06-03-2021	U	V	1	1F	2023	1120	1,467,500	2022	1300	98,000	2021	1300	92,900
DEWEY, JACOB T	33110	0227	07-28-2020	U	V	250,000	1									
OSULLIVAN, DANIEL F TR	33105	0303	07-27-2020	U	V	0	1F			500,000						
HOYT, SHEILA TR	7741	0341	11-15-1991	U	I	130,000	L									
CITY SVNGS BK OF PITTSFIELD	7716	0272	10-15-1991	U	I	140,000	L									
Total								1,967,500	Total		98,000	Total		92,900		

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			

NOTES												APPRAISED VALUE SUMMARY	
												Appraised Bldg. Value (Card)	227,500
												Appraised Xf (B) Value (Bldg)	2,500
												Appraised Ob (B) Value (Bldg)	4,500
												Appraised Land Value (Bldg)	137,900
												Special Land Value	0
												Total Appraised Parcel Value	372,400
												Valuation Method	C
												Total Appraised Parcel Value	372,400

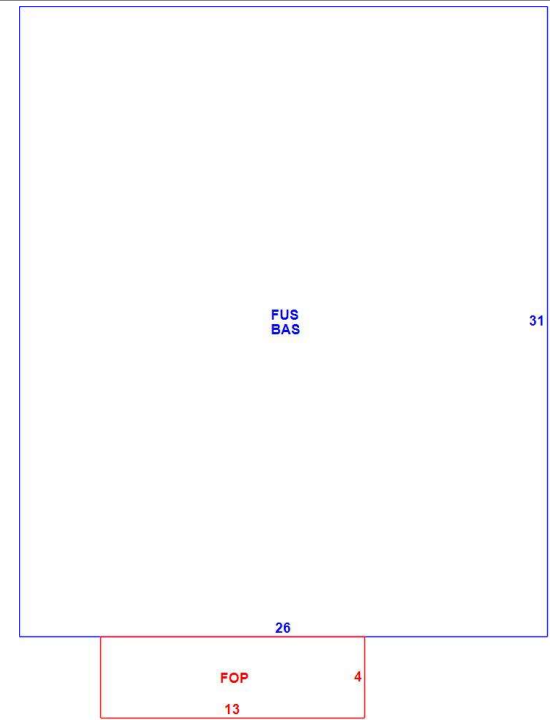
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
										03-21-2023	CK	03		15	Abatement Review

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
5	112R	APT 9+/ResTyp	DMS		SF		0.00000		0	1.00		1.000			0.0000	0
Total Card Land Units					0.00	SF	Parcel Total Land Area					0.38	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	10	Duplex			
Model	01	Residential			
Grade:	B-	Custom Minus			
Stories	2	2 Stories			
Exterior Wall 1	11	Clapboard			
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	12	Hardwood			
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	2				
Extra Fixtures					
Total Rooms	8	8 Rooms			
Bath Style					
Kitchen Style					
Occupancy	2				
Usrflid 105					
Accessory Apt					
Foundation Alt	09	Blk/Pour Ftgs			
Rms Prts					
Bath Split	22	2 Full-2 Half			

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

COST / MARKET VALUATION	
Building Value New	303,611
Year Built	2021
Effective Year Built	2019
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	0
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	T1
Condition %	85
Percent Good	15
RCNLD	45,500
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
FOP	Open Porch-ro	B	52	55.00	2022		15		0.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	806	806	806	187.74	151,321	
FOP	Open Porch	0	52	0	0.00	0	
FUS	Upper Story	806	806	806	187.74	151,321	
Ttl Gross Liv / Lease Area		1,612	1,664	1,612		302,642	