

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION	
SCOTT, MERVENA & SYLVA, DARION 16 CHESTNUT STREET HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	335,400	335,400		
			6 Septic			RES LAND	1010	118,100	118,100		
SUPPLEMENTAL DATA						Total				453,500	453,500
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 7, BLOCK B #DL 2 GIS ID F_987530_2702471				Plan Ref. 14/41 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)							
SCOTT, MERVENA & SYLVA, DARION	34874	176	02-01-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed		
ANDERSON, MERVENA SCOTT & LARRY	29934	0039	09-15-2016	U	I	1	1F	2023	1010	299,900	2022	1010	255,200		
SCOTT, MERVENA	29322	0264	12-09-2015	Q	I	220,000	00		1010	113,400		1010	84,000		
KUET, KAM LING & ZHI WEN WU	11539	0315	06-30-1998	Q	I	92,700	00					1010	20,100		
PISACANO, LINDA M	10211	0250	05-21-1996	U	I	1	1A	Total		413,300	Total		339,200	Total	300,300

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)	280,900	
					Appraised Xf (B) Value (Bldg)	34,400	
					Appraised Ob (B) Value (Bldg)	20,100	
					Appraised Land Value (Bldg)	118,100	
					Special Land Value	0	
					Total Appraised Parcel Value	453,500	
					Valuation Method	C	
					Total Appraised Parcel Value	453,500	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
B-20-3568										05-05-2020	WD			FR	Field Review
20-393										06-09-2016	JR	03		20	Sale Review
17-3471										06-18-2003	PT	02		01	Meas/Est
201106183										03-12-2001	PT	01		00	Meas/Listed-Interior Acces
										12-15-1987	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	0.110	AC	176,344.00	6.76653	1.0000	5	1.00	0104	0.900		1.0000	1,073,917	118,100
Total Card Land Units					0.11	AC	Parcel Total Land Area					0.11	Total Land Value			118,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	2	2 Stories			
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
UsrflD 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 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	364,853
Year Built	1907
Effective Year Built	1989
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	77
RCNLD	280,900
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1989		77		0.00	4,600
FGR2	Garage- Avg-	L	528	50.00	1995		76	00	1.00	20,100
BFA1	Bsmt Fin-Goo	B	500	32.56	1989		77		0.00	12,500
BMT	Basement-Unfi	B	792	26.01	1989		77		0.00	17,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	792	792	792	253.37	200,669
BMT	Basement Area	0	792	0	0.00	0
FUS	Upper Story	648	648	648	253.37	164,184
Ttl Gross Liv / Lease Area		1,440	2,232	1,440		364,853

