

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
SHEA, THOMAS S 276 HINCKLEY RD HYANNIS MA 02601		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	128,400	128,400	
			2 Public Water			RES LAND	1010	124,500	124,500	
SUPPLEMENTAL DATA						Total		252,900	252,900	
Alt Prcl ID		Split Zonin		Plan Ref.						
BID Parcel		ResExpt Q YES:		Land Ct# 11519-G (SH 1)						
#DL 1 LOT 133-L		#DL 2		Life Estate						
GIS ID F_986475_2703520		Assoc Pid#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
SHEA, THOMAS S		C174827	0	10-26-2004	Q	I	210,000	00	Year	Code	Assessed	Year	Code	Assessed
HOLBROOK, DENISE E		C134506	0	07-15-1994	Q	I	35,000	U	2023	1010	108,000	2022	1010	92,000
PAUL, CLARENCE C & BETHA		C32620	0	05-08-1964	U	0				1010	119,500		1010	88,500
									Total		227,500	Total		180,500
									Total			Total		156,100

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int								
2010	5C	RESIDENTIAL EXEMPTION	0.00														
Total			0.00														
ASSESSING NEIGHBORHOOD								APPRAISED VALUE SUMMARY									
Nbhd		Nbhd Name		B		Tracing		Batch									
0104								HYAN									
NOTES												Appraised Bldg. Value (Card)				128,400	
												Appraised Xf (B) Value (Bldg)				0	
												Appraised Ob (B) Value (Bldg)				0	
												Appraised Land Value (Bldg)				124,500	
												Special Land Value				0	
												Total Appraised Parcel Value				252,900	
												Valuation Method				C	
												Total Appraised Parcel Value				252,900	

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-23-5	05-04-2023	835	Sid/Wind/Roof/	5,000		100		re-roof		05-05-2020	WD			FR	Field Review
										10-16-2017	SR	02		03	Cycl Insp Comp
										04-12-2005	GB			03	Cycl Insp Comp
										03-15-2005	GB	02		01	Meas/Est
										05-14-2003	PT	02		01	Meas/Est
										03-14-2001	SM	01		00	Meas/Listed-Interior Acces
										08-15-1987	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	0.160	AC	176,344.00	4.90299	1.0000	5	1.00	0104	0.900		1.0000	778,153.1	124,500
Total Card Land Units					0.16	AC	Parcel Total Land Area					0.16	Total Land Value			124,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	D	Below Average			
Stories	1	1 Story			
Exterior Wall 1	07	Asbest 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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	10	1 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	183,443
Year Built	1950
Effective Year Built	1981
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	70
RCNLD	128,400
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	684	684	684	268.19	183,443
Ttl Gross Liv / Lease Area		684	684	684		183,443

