

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION
BALBUENA, JORGE LUIS CASSO 358 COMPASS CIRCLE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	305,200	305,200	
			6 Septic			RES LAND	1010	132,000	132,000	
SUPPLEMENTAL DATA						Total				437,200
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 2-A #DL 2 GIS ID F_986240_2704481				Plan Ref. 273/94 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)					
REGALADO PENA, KIRLEY GEOVANNY		36100 316	11-22-2023	Q	I	525,000	00	Year	Code	Assessed	Year	Code	Assessed
BALBUENA, JORGE LUIS CASSO		32872 0196	05-01-2020	Q	I	292,500	00	2023	1010	268,100	2022	1010	233,700
LEWIS BAY REALTY INVESTMENTS INC		32793 0113	03-27-2020	U	I	199,000	1		1010	126,700		1010	93,800
BISCEGLIA, GEORGETTE S ESTATE OF		32793 0119	01-19-2020	U	I	0	1F					1010	3,300
BISCEGLIA, GEORGETTE S		32551 0033	10-26-2019	U	I	0	1F						
Total								394,800	Total	327,500	Total	284,500	

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
2022	5C	RESIDENTIAL EXEMPTION	0.00						Appraised Bldg. Value (Card) 252,800			
Total			0.00					Appraised Xf (B) Value (Bldg) 49,100				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0104			Batch HYAN

NOTES			
<p>Appraised Land Value (Bldg) 132,000</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 437,200</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 437,200</p>			

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
B20994	01-01-1979	DW	Dwelling	0	06-15-1979	100		HY 1 STOR	09-13-2021	LH	03		16	In Office Review
									05-24-2021	BM	22		22	Change of Address
									05-05-2020	WD			FR	Field Review
									12-08-2017	KM	02		03	Cycl Insp Comp
									05-13-2003	PT	02		01	Meas/Est
									03-19-2001	PT	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	0.230 AC	176,344.00	3.61599	1.0000	5	1.00	0104	0.900		1.0000	573,893.9	132,000	
Total Card Land Units					0.23 AC	Parcel Total Land Area					0.23	Total Land Value					132,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
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	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	10	10 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

CONDO DATA

Parcel Id		C		Owne	0.0
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					

COST / MARKET VALUATION

Building Value New	312,077
Year Built	1979
Effective Year Built	1995
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	81
RCNLD	252,800
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
FPL1	Fireplace 1 sto	B	1	5000.00	1997		81		0.00	4,100
BFA	Bsmt Fin-Avg	B	810	17.36	1997		81		0.00	11,400
WDC	Wood Decking	L	160	20.00	1998		58		0.00	2,500
PAT1	Patio- Average	L	144	5.89	1998		79		0.00	800
GAR	Attached Gara	B	308	40.00	1997		81		0.00	11,000
BMT	Basement-Unfi	B	1,080	26.01	1997		81		0.00	22,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,080	1,080	1,080	288.96	312,077
BMT	Basement Area	0	1,080	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
PTO	Patio	0	144	0	0.00	0
WDK	Wood Deck	0	160	0	0.00	0
Ttl Gross Liv / Lease Area		1,080	2,772	1,080		312,077

