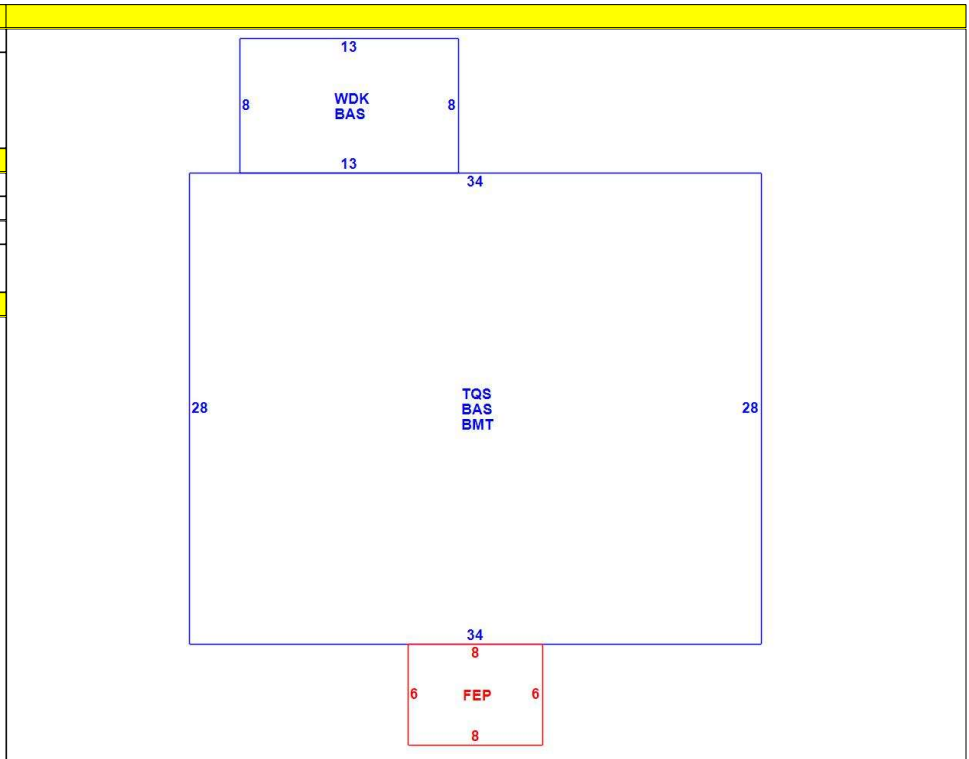


CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA  <b>VISION</b>					
AMARAL, GUADALUPE & NIUZA  41 SPRING STREET  HYANNIS MA 02601				1	Level	1	All Public	1	Paved			Description	Code	Assessed	Assessed			RESIDNTL RES LAND	1040 1040	362,500 119,500	362,500 119,500
				<b>SUPPLEMENTAL DATA</b>										Total							
Alt Prcl ID		Split Zonin		Plan Ref.		Land Ct#															
#DL 1		#DL 2		Life Estate		PP STATU		Assoc Pid#													
<b>RECORD OF OWNERSHIP</b>				<b>BK-VOL/PAGE</b>		<b>SALE DATE</b>		<b>Q/U</b>	<b>V/I</b>	<b>SALE PRIC</b>		<b>VC</b>	PREVIOUS ASSESSMENTS (HISTORY)								
AMARAL, GUADALUPE & NIUZA				35315	139	08-18-2022	Q	I	565,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
CAPEVEST DEVELOPMENT CORP				34495	203	09-22-2021	U	I	1		1F	2023	1040	307,800	2022	1040	257,800	2021	1040	214,900	
PACHECO, WAYNE J				24279	0020	12-31-2009	U	I	169,950		1		1040	114,600		1040	84,900		1040	80,400	
YANNATOS, ELPINIKI				24279	0017	12-31-2009	U	I	0		1								1040	1,500	
YANNATOS, GERASIMOS & ELPINIKI				0975	0321	06-06-1957	U		0		0	Total		422,400	Total		342,700	Total		296,800	
EXEMPTIONS				OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		Number	Amount		Comm Int		<b>APPRAISED VALUE SUMMARY</b>							
														Appraised Bldg. Value (Card)						338,200	
Total				0.00								Appraised Xf (B) Value (Bldg)						22,800			
ASSESSING NEIGHBORHOOD										Appraised Ob (B) Value (Bldg)						1,500					
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Land Value (Bldg)						119,500					
0104								HYAN		Special Land Value						0					
NOTES										Total Appraised Parcel Value						482,000					
										Valuation Method						C					
										Total Appraised Parcel Value						482,000					
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-21-1	12-22-2021	835	Sid/Wind/Roof/	4,000		100		Remove old roof shingles. Inst		05-19-2023	LP			20	Sale Review						
201000052	01-06-2010	RE	Remodel	0	03-05-2010	100	06-30-2011	1STFL RENO'S		05-12-2020	WD			FR	Field Review						
200906293	12-30-2009	RE	Remodel	6,000	03-05-2010	100	06-30-2011	UNIT#1 INT RENO'S		12-19-2017	KM	02		03	Cycl Insp Comp						
200906292	12-30-2009	RE	Remodel	6,000	03-05-2010	100	06-30-2011	UNIT#2 INT RENO'S		03-13-2013	RB	03		16	In Office Review						
200906294	12-28-2009	NW	New Windows	2,500		100	06-30-2010	REPL		03-25-2011	RB	03		02	Bldg Permit Completed						
										03-05-2010	MK	02		52	New Construction						
										02-16-2010	TR	22		22	Change of Address						
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	DN	4	0.120	AC	176,344.00	6.27199	1.0000	5	1.00	0104	0.900				1.0000		995,426.6	119,500	
Total Card Land Units					0.12	AC	Parcel Total Land Area					0.12	Total Land Value					119,500			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
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	04	4 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	9	9 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
			B	S	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New			457,007		
Year Built			1950		
Effective Year Built			1986		
Depreciation Code			G		
Remodel Rating					
Year Remodeled					
Depreciation %			26		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			74		
RCNLD			338,200		
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
FEP	Enclosed porc	B	48	70.00	1988		74		0.00	3,800
BMT	Basement-Unfi	B	952	26.01	1988		74		0.00	19,000
WDC	Wood Decking	L	104	20.00	1991		44		0.00	1,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,056	1,056	1,056	272.84	288,119
BMT	Basement Area	0	952	0	0.00	0
FEP	Enclosed Porch	0	48	0	0.00	0
TQS	Three Quarter Story	619	952	619	177.40	168,888
WDC	Wood Deck	0	104	0	0.00	0
Ttl Gross Liv / Lease Area		1,675	3,112	1,675		457,007

