

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SIMOES, WELLINGTON C				1 Level	1 All Public	1 Paved		Description	Code	Assessed	Assessed	801 FY2024 BARNSTABLE, MA
58 YARMOUTH ROAD								RESIDNTL	1010	268,300	268,300	
HYANNIS MA 02601								RES LAND	1010	146,700	146,700	
SUPPLEMENTAL DATA												VISION
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_990268_2702351						Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#						
						Total 415,000 415,000						

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
SIMOES, WELLINGTON C				30440 0346	04-25-2017	Q	I	215,000	00	Year	Code	Assessed	Year	Code	Assessed
OSULLIVAN, PETER M				13384 0063	11-24-2000	Q	I	104,000	00	2023	1010	228,900	2022	1010	190,400
PARENT, EUGENE ARTHUR ET AL TRS				7113 0269	03-30-1990	U	I	100	B		1010	133,300		1010	98,800
ROY, EUGENE A & RONALDA L				0641 0563	02-28-1946	U		0						1010	1,700
										Total	362,200	Total	289,200	Total	257,800

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			Batch HYAN

NOTES											
This signature acknowledges a visit by a Data Collector or Assessor											
APPRAISED VALUE SUMMARY											
Appraised Bldg. Value (Card)										243,700	
Appraised Xf (B) Value (Bldg)										22,900	
Appraised Ob (B) Value (Bldg)										1,700	
Appraised Land Value (Bldg)										146,700	
Special Land Value										0	
Total Appraised Parcel Value										415,000	
Valuation Method										C	
Total Appraised Parcel Value										415,000	

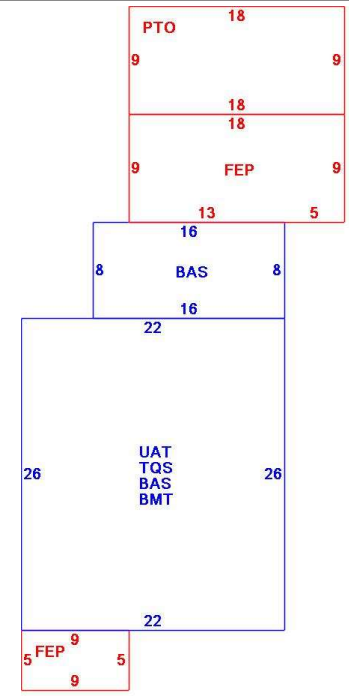
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
BLDR-22-12	04-10-2023	880	Alt-Int work-Res	8,000		0		finish basement and do anothe		05-13-2020	WD			FR	Field Review
SM-22-108	11-01-2022	834	Sheet Metal	36,450		100		Air Handler Intallation in the B		11-14-2017	KM	02		03	Cycl Insp Comp
17-3856	12-21-2017	822	Insulation	1,300		100		Weatherization, air sealing, we		08-11-2010	DR	22		22	Change of Address
17-2750	08-10-2017	835	Sid/Wind/Roof/	1,500		100		replace 11 windows .33 u-valu		05-06-2002	PT	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	DV	4	0.230 AC	176,344.00	3.61599	1.0000	5	1.00	0105	1.000		1.0000	637,659.9	146,700	
Total Card Land Units					0.23 AC	Parcel Total Land Area					0.23	Total Land Value					146,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	C	Average			
Stories	1.8				
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	09	Pine/Soft Wood			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	04	Brick Walls			
Rms Prts					
Bath Split	10	1 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	333,857
Year Built	1912
Effective Year Built	1984
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	27
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	73
RCNLD	243,700
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
SHED	Shed	L	96	18.00	1986		34		0.00	600
FEP	Enclosed porc	B	207	70.00	1984		73		0.00	9,400
BMT	Basement-Unfi	B	572	26.01	1984		73		0.00	13,500
PAT1	Patio- Average	L	162	5.89	2017		98		0.00	1,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	700	700	700	295.71	206,997
BMT	Basement Area	0	572	0	0.00	0
FEP	Enclosed Porch	0	207	0	0.00	0
PTO	Patio	0	162	0	0.00	0
TQS	Three Quarter Story	372	572	372	192.31	110,004
UAT	Attic, Unfinished	0	572	57	29.47	16,855
Ttl Gross Liv / Lease Area		1,072	2,785	1,129		333,856

