

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
HODNIK, CHRISTOPHER & CROSBY,  167 WICKS LANE  MALVERNE NY 11565		3	Below Street	2	Public Water	1	Paved	1	Marginal View	Description	Code	Assessed	Assessed
				4	Gas					RESIDNTL	1010	329,700	329,700
				6	Septic				3		RES LAND	1010	152,200
<b>SUPPLEMENTAL DATA</b>													
Alt Prcl ID Split Zonin RD-1;RC BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_969675_2710071					Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#								
										Total		481,900	481,900

801  
 FY2025  
 BARNSTABLE, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HODNIK, CHRISTOPHER & CROSBY, SA		31955 0044	04-16-2019	U	I	155,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
CROSBY, LAUREEN M & SANDRA L		31955 0040	04-16-2019	U	I	100	1	2025	1010	329,700	2024	1010	314,000	2023	1010	281,300	
CROWELL, BEVERLY M ESTATE OF		27213 0297	03-18-2013	U	I	0	1		1010	152,200		1010	152,200		1010	138,400	
CROWELL, JAMES F & BEVERLY M		1354 0995	12-28-1966	U		0		Total									
									481,900		Total		466,200		Total		419,700

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
								This signature acknowledges a visit by a Data Collector or Assessor
		Total	0.00					

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch					
0105				CENVIL					
NOTES									
								Appraised Bldg. Value (Card)	274,700
								Appraised Xf (B) Value (Bldg)	48,400
								Appraised Ob (B) Value (Bldg)	6,600
Appraised Land Value (Bldg)	152,200								
Special Land Value	0								
Total Appraised Parcel Value	481,900								
Valuation Method	C								
Total Appraised Parcel Value	481,900								

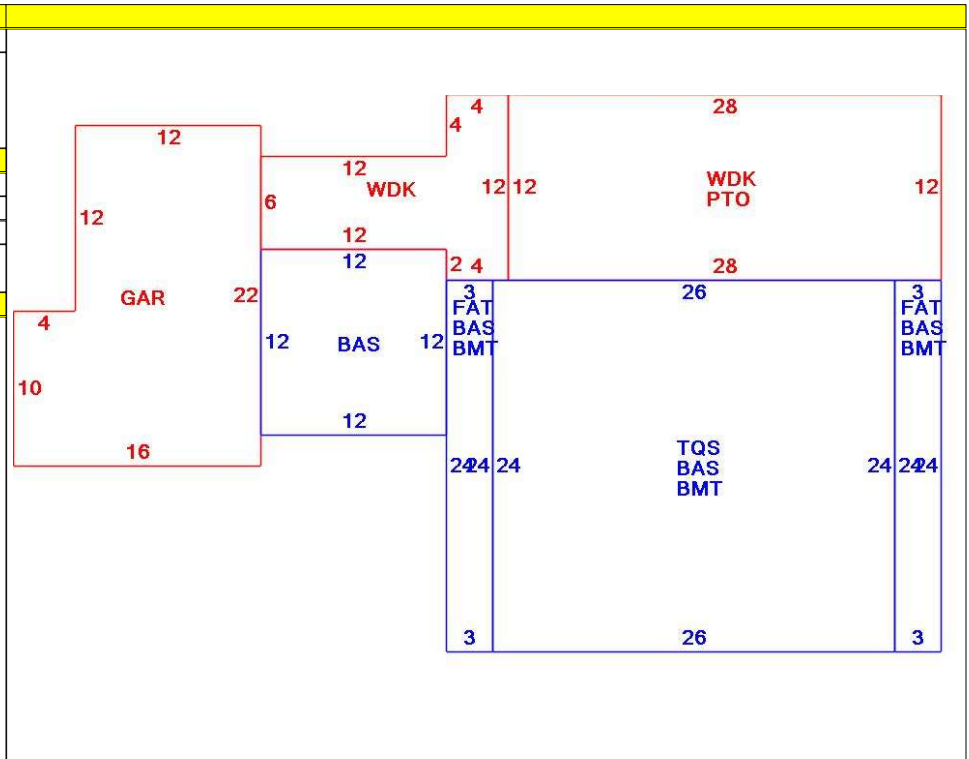
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
20-116	01-29-2020	880	Alt-Int work-Res	20,000	06-30-2021	100	06-30-2021	remodel bathroom in basemen	05-05-2021	SR	03		02	Bldg Permit Completed
									05-26-2020	SR	02		03	Cycl Insp Comp
									04-17-2020	LS			FR	Field Review

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	SPLI	3	0.350 AC	176,344.00	2.46674	1.0000	5	1.00	0105	1.000			1.0000	434,987.7
Total Card Land Units					0.35	AC	Parcel Total Land Area					0.35	Total Land Value			152,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	11	1 Full-1 Half			

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

COST / MARKET VALUATION		
Building Value New		371,207
Year Built		1962
Effective Year Built		1991
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		26
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		74
RCNLD		274,700
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
FPL2	Fireplace 1.5 s	B	1	6000.00	1989		74		0.00	4,400
FPO	Ext FP Openin	B	1	2000.00	1989		74		0.00	1,500
BFA1	Bsmt Fin-Goo	B	668	32.56	1989		74		0.00	16,100
WDC	Wood Decking	L	456	20.00	1993		48		0.00	4,200
GAR	Attached Gara	B	304	40.00	1989		74		0.00	10,000
BMT	Basement-Unfi	B	768	26.01	1989		74		0.00	16,400
PAT1	Patio- Average	L	336	5.89	1995		76		0.00	1,500
SHED	Shed	L	96	18.00	1995		52		0.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	912	912	912	277.02	252,642
BMT	Basement Area	0	768	0	0.00	0
FAT	Attic, Finished	22	144	22	42.32	6,094
GAR	Attached Garage	0	304	0	0.00	0
PTO	Patio	0	336	0	0.00	0
TQS	Three Quarter Story	406	624	406	180.24	112,470
WDK	Wood Deck	0	456	0	0.00	0
Ttl Gross Liv / Lease Area		1,340	3,544	1,340		371,206

