

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT							801 FY2025 BARNSTABLE, MA VISION			
AMARAL, GUADALUPE F & NIUZA B 656 QUEEN ANNE ROAD HARWICH MA 02645				1	Level	4	Gas	1	Paved			Description RESIDENTL RES LAND		Code 1010 1010	Assessed 196,800 189,400		Assessed 196,800 189,400					
						5	Well															
						6	Septic			5												
SUPPLEMENTAL DATA																						
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_970607_2714004								Plan Ref. 180/137 Land Ct# #SR Life Estate PP STATU Assoc Pid#														
												Total		386,200		386,200						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC		VC	PREVIOUS ASSESSMENTS (HISTORY)									
AMARAL, GUADALUPE F & NIUZA B LEBEL, GLENDA LEBEL, STEVEN R & GLENDA STOUT, BEN C & ADLER-STOUT, M MCGANN, WAYNE B & SUSAN K				35275	096	07-28-2022	Q	I	393,000		00	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
				35275	093	10-31-2019	U	I	0		1F			2025	1010 1010	196,800	2024	1010	196,800	2023	1010	349,800
				12284	0120	05-21-1999	Q	I	186,055		00					189,400	189,400	1010	173,400			
				10925	0130	08-29-1997	Q	I	155,000		00											
				1434	1127	04-29-1969	U		0			Total		386,200	Total		386,200	Total		523,200		
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description			Amount		Code	Description		Number	Amount		Comm Int									
Total				0.00																		
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY										
Nbhd		Nbhd Name			B		Tracing			Batch			Appraised Bldg. Value (Card)					174,200				
0105										WBARNS			Appraised Xf (B) Value (Bldg)					22,600				
NOTES												Appraised Ob (B) Value (Bldg)					0					
												Appraised Land Value (Bldg)					189,400					
												Special Land Value					0					
												Total Appraised Parcel Value					386,200					
												Valuation Method					C					
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY										
												Date		Id	Type	Is	Cd	Purpost/Result				
												07-22-2021		SR	02		03	Cycl Insp Comp				
												05-14-2020		DM			FR	Field Review				
												11-10-2009		PT	02		14	Cyclical Inspection				
09-22-2000		PT	01		00	Meas/Listed-Interior Acces																
08-15-2000		PT	02		01	Meas/Est																
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	RF	5	1.000	AC	176,344.00	1.00000	1.0000	5	1.00	0105	1.000					1.0000	176,344	176,300		
1	1010	Single Fam M-0	RF	5	0.920	AC	14,250.00	1.00000	1.0000	0	1.00	0105	1.000					1.0000	14,250	13,100		
Total Card Land Units					1.92	AC	Parcel Total Land Area					1.92	Total Land Value					189,400				

Property Location 754 OAK STREET (CENT./W.BARN)
Vision ID 15331 Account # 132680

Map ID 215/ 002/ //
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 1010
Print Date 12/20/2024 6:11:15 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	Conventional			
Model	01	Residential			
Grade:	D-	Below Average			
Stories	2	2 Stories			
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	14	Carpet			
Interior Floor 2					
Heat Fuel	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	05	5 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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
FPL3	Fireplace 2 sto	B	1	7000.00	1979		40		0.00	2,800
FOP	Open Porch-ro	B	279	55.00	1979		40		0.00	4,500
FEP	Enclosed porc	B	210	70.00	1979		40		0.00	5,200
BMT	Basement-Unfi	B	930	26.01	1979		40		0.00	10,100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,030	1,030	1,030	212.12	218,486	
BMT	Basement Area	0	930	0	0.00	0	
FEP	Enclosed Porch	0	210	0	0.00	0	
FOP	Open Porch	0	279	0	0.00	0	
FUS	Upper Story	930	930	930	212.12	197,274	
UAT	Attic, Unfinished	0	930	93	21.21	19,727	
Ttl Gross Liv / Lease Area		1,960	4,309	2,053		435,487	

